

Wilmington Sites
Phase I Environmental Site Assessment
Various Addresses
Los Angeles, California

June 10, 2015

Prepared by:

Tetra Tech BAS 1360 Valley Vista Drive Diamond Bar, California 91765 Phone: (909) 860-7777

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Prepared for:

City of Los Angeles Department of Public Works Bureau of Sanitation 2714 Media Center Drive Los Angeles, California 90065 Attention: Ms. Nuna Tersibashian

	Assessment Grant Funds	
 · · · · · · · · · · · · · · · · · ·	Contact Information	
Grantee Name: City of Lo	os Angeles	
Grant Number: BF-00T5	1701-0	
ACRES Property ID:	176567	
Tional Troporty ID.	170307	
Program Manager Name:	Nuna Tersibashian	
(Point of Contact)		
Contact Phone Number: 2	213-485-3791	
Name / Address of Property	y Assessed: Unmarked add. W. Chandler St. btw 1229,1309 L.A.	
	<u>Checklist</u>	
	the following All Appropriate Inquiries documentation requirements were ent conducted at the above listed property:	
releases of hazardous	ether the inquiry has identified conditions indicative of releases or threaten s substances, and as applicable, pollutants and contaminants, petroleum or or controlled substances, on, at, in, or to the subject property.	
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environmental profes	§312.31(b) of the AAI final rule and §12.6.1 of ASTM E1527-05, the ssional must include in the final report an <i>opinion regarding additional ation</i> , if the environmental professional has such an opinion.	

Brownfields Fact Sheet AAI: Reporting Requirements and Grantee Checklist

Signature of Grantee Program Manager

Solid Waste and Emergency Response (5105) EPA 560-R-11-030 June 2011 www.epa.gov/brownfields

Date

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Contact	Inform	iation

	Contact Information	
Grantee Name: City of Lo	os Angeles	
C 1 DE 00751	1701.0	
Grant Number: BF-00T51	1701-0	
ACRES Property ID:	176563	
D M N N.	Name Tamile diam	
Program Manager Name: (Point of Contact)	Nuna Tersibashian	
Contact Phone Number: 2	213-485-3791	
Name / Address of Property	/ Assessed: 648 N Broad Ave. Los A	Angeles, APN 7423-01-3007
	Checklist	
	he following All Appropriate Inquiries nt conducted at the above listed prope	-
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Signature of Gra	antee Program Manager	Date

	Assessment Grant Funds	
	Contact Information	
Grantee Name: City of Lo	os Angeles	
Grant Number: BF-00T5	1701-0	
ACRES Property ID:	176571	
Program Manager Name: (Point of Contact)	Nuna Tersibashian	
,	213-485-3791	
Name / Address of Property		
	<u>Checklist</u>	
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environmental profes	312.31(b) of the AAI final rule and §12.6.1 of ASTM E1527-05, the sional must include in the final report an <i>opinion regarding addition</i> of the environmental professional has such an opinion.	

Signature of Grantee Program Manager

Date

	<u>C</u>	Contact Information			
Grantee Name: City of Lo	os Angeles				
Grant Number: BF-00T5	1701-0				
Grant Number. Dr-0013	1701-0				
ACRES Property ID:	176566				
Program Manager Name:	Nuna Tersiba	shian			
(Point of Contact)					
Contact Phone Number: 2	213-485-3791				
Name / Address of Property	Assessed: 9	24-930 N. Lakme Avenue	L.A. APN 74	123017006	
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Signature of Gr	antee Program	Manager		Date	

	Assessm	ient Grant Funds		
	Cont	act Information		
Grantee Name: City of Lo	os Angeles			,
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Grant Number: BF-00T5	1701-0			
ACRES Property ID:	176564			
Program Manager Name:	Nuna Tersibashia	n		
(Point of Contact)				
Contact Phone Number: 2	213-485-3791			
Name / Address of Property	y Assessed: 121 J	East "E" Street/503 North	n Broad #7418-00-6900	
		Checklist		
Please indicate that each of t			umentation requirements	were
met for the Phase I assessme	nt conducted at the	above listed property:		
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Signature of Gr	antee Program Ma	nager	Date	

	Contact Information	
Grantee Name: City of Lo	os Angeles	
Grant Number: BF-00T5	1701-0	
A CDEC Proposity ID:	176560	
ACRES Property ID:	176569	
Program Manager Name:	Nuna Tersibashian	
(Point of Contact)		
Contact Phone Number: 2	213-485-3791	
Name / Address of Property	······································	Angeles, APN#7423-01-1013
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Signature of Or	mico i rogram ivianagoi	Date

Checklist for Phase I Site Assessments Conducted using EPA Brownfields

	Ass	sessment Grant Funds		
		Contact Information		
Grantee Name: City of Lo	os Angeles			
Grant Number: BF-00T5	1701-0			
ACRES Property ID:	176515			
ACKES Property ID:	170313			
Program Manager Name:	Nuna Tersi	bashian		
(Point of Contact)				
	212 405 050			
Contact Phone Number: 2	213-485-379	·1		
Name / Address of Property	· Assessed:	1123 W Anaheim Street, L.A	. APN 7116-00-7036	
		Checklist		
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Signature of Gr	antee Progra	am Manager	Date	

Comfact information	Contact	Inform	ation
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	Contact Information	
Grantee Name: City of Lo	os Angeles	
Grant Number: BF-00T51	701.0	
Grant Number: BF-00131	701-0	
ACRES Property ID:	176568	
Program Manager Name:	Nuna Tersibashian	
(Point of Contact)		
Contact Phone Number: 2	213-485-3791	
Name / Address of Property	Assessed: 1261 N Marine Ave, Los Angele	es. # 7420-00-9033
	Checklist	
	he following All Appropriate Inquiries document conducted at the above listed property:	entation requirements were
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Signature of Gr	antee Program Manager	Date

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ACRES Property ID: 176570 Program Manager Name: Nuna Tersibashian (Point of Contact) Contact Phone Number: 213-485-3791 Name / Address of Property Assessed: 122 East E Street, Los Angeles. APN 7418-01 Checklist Please indicate that each of the following All Appropriate Inquiries documentation requiremet for the Phase I assessment conducted at the above listed property: An opinion as to whether the inquiry has identified conditions indicative of release.	
ACRES Property ID: 176570 Program Manager Name: Nuna Tersibashian (Point of Contact) Contact Phone Number: 213-485-3791 Name / Address of Property Assessed: 122 East E Street, Los Angeles. APN 7418-01 Checklist Please indicate that each of the following All Appropriate Inquiries documentation requiremet for the Phase I assessment conducted at the above listed property: An opinion as to whether the inquiry has identified conditions indicative of release.	
Program Manager Name: Nuna Tersibashian (Point of Contact) Contact Phone Number: 213-485-3791 Name / Address of Property Assessed: 122 East E Street, Los Angeles. APN 7418-01 Checklist Please indicate that each of the following All Appropriate Inquiries documentation requiremet for the Phase I assessment conducted at the above listed property: An opinion as to whether the inquiry has identified conditions indicative of release	
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(Point of Contact) Contact Phone Number: 213-485-3791 Name / Address of Property Assessed: 122 East E Street, Los Angeles. APN 7418-01 Checklist Please indicate that each of the following All Appropriate Inquiries documentation requiremet for the Phase I assessment conducted at the above listed property: An opinion as to whether the inquiry has identified conditions indicative of releases.	
Name / Address of Property Assessed: 122 East E Street, Los Angeles. APN 7418-01 Checklist Please indicate that each of the following All Appropriate Inquiries documentation requiremet for the Phase I assessment conducted at the above listed property: An opinion as to whether the inquiry has identified conditions indicative of releases.	
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Signature of Grantee Program Manager I	-15

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	Contact Information				
Grantee Name: City of Lo	os Angeles				
Grant Number: BF-00T51701-0					
ACRES Property ID:	176568				
Program Manager Name:	Nuna Tersibashian				
(Point of Contact)					
Contact Phone Number: 2	213-485-3791				
Name / Address of Property		100 N. Marine Ave,			
	<u>Checklist</u>				
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Signature of Gr	antee Program Manager	Date			

Contact	t I	nfo	rm	ati	on

Contact Information					
Grantee Name: City of Lo	os Angeles				
Grant Number: BF-00T51701-0					
ACRES Property ID: 176562					
Program Manager Name: Nuna Tersibashian					
(Point of Contact)					
Contact Phone Number: 2	213-485-3791				
Name / Address of Property	y Assessed: 827 N. Fries Ave/306 Wes	t "I" Street. #7416031015			
	Checklist				
	the following All Appropriate Inquiries dent conducted at the above listed property				
An <i>opinion</i> as to whether the inquiry has identified conditions indicative of releases or threatened releases of hazardous substances, and as applicable, pollutants and contaminants, petroleum or petroleum products, or controlled substances, on, at, in, or to the subject property.					
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Munke		6-9-15			
Signature of Gr.	antee Program Manager	Date			

Contact Information

	Contact Inform	atton		
Grantee Name: City of Lo	os Angeles			
Grant Number: BF-00T51701-0				
Grant Trainion. Dr 6015	.,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,			
ACRES Property ID:	176514			
Program Manager Name:	Nuna Tersibashian			
(Point of Contact)				
Contact Phone Number: 2	13-485-3791			
Name / Address of Property	Assessed: 546-548 N Broad	d Ave/208-210 E"F"St. 7418007004		
	Checklist			
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Signature of Gr	antee Program Manager	Date		

CERTIFICATION

Ms. Alison Koscak performed the site reconnaissance, compiled the report data, and wrote the Phase I ESA Report. Ms. Marina Grigorova provided oversight and technical review. The signatures of Ms. Koscak and Ms. Grigorova are included in this section of the report.

Alison Koscak, Geologist Environmental Professional

Alisa Kosak

Marina Grigorova, P.E. Senior Project Engineer



We declare that, to the best of our professional knowledge and belief, we meet the definition of *Environmental Professional* as defined in §312.10 of 40 CFR §312. We have the specific qualifications based on education, training, and experience to assess properties of the nature, history, and setting of the subject properties. We have developed and performed the all appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312.

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WILMINGTON SITES
PHASE I ENVIRONMENTAL SITE ASSESSMENT
VARIOUS ADDRESSES
LOS ANGELES, CALIFORNIA

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Appendix A – Vicinity Information

Appendix B – Photo Logs

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Appendix D – Topographic Maps

Appendix E – Historical Aerial Photographs

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SECTION 1.0 INTRODUCTION

WILMINGTON SITES
PHASE I ENVIRONMENTAL SITE ASSESSMENT
VARIOUS ADDRESSES
LOS ANGELES, CALIFORNIA

1.0 INTRODUCTION

Tetra Tech BAS (Tetra Tech) was retained by the City of Los Angeles (the City) to perform Phase I Environmental Site Assessments (ESAs) of twelve (12) sites located in the Wilmington area of Los Angeles, California (Figures 1 and 2). Of the twelve (12) Wilmington sites, nine (9) are classified by the City as hazardous-related and three (3) as petroleum-related. The addresses, associated Assessor's Parcel Number (APN), and site IDs are provided below:

SITE ID	SITE NAME	APN	ADDRESS	ZIP CODE			
	Hazardous-Related Sites						
WH-1	Huizer Property	7420-009-033	1261 N. Marine Ave.	90744			
WH-2	Parades Site Property	7418-007-004	546-548 N. Broad Ave./ 208-210 E. "F" St.	90744			
WH-3	Anaheim Site Property	7416-007-036	1123 W. Anaheim St.	90744			
WH-4	Casa Del Oro Property	7416-031-015	827 N. Fries Ave./ 306 W. "I" St.	90744			
WH-5	Briones Site Property	7423-013-007 7423-013-008	648 N. Broad Ave.	90744			
WH-6	E Street Site Property	7418-006-900	121 E. "E" St./ 503 N. Broad Ave.	90744			
WH-7	Chiang Site Property	7423-011-013	832 N. Broad Ave.	90744			
WH-8	Darling Site Property	7418-013-007 7418-013-008	122 E. "E" St.	90744			
WH-9	Wagner Site Property	7418-016-007	437-439 N. Fries Ave./ 304 W. "E" St.	90744			
Petroleum-Related Sites							
WP-1	Swanson Site Property	7423-017-006 7423-017-007	924-930 N. Lakme Ave.	90744			
WP-2	Doyle Site Property	7414-017-021 7414-017-022	No address	90744			
WP-3	Flores Site Property	7420-021-008	129 W. Denni St./ 1100 N. Marine Ave.	90744			

The Phase I ESAs are being conducted under US Environmental Protection Agency (EPA) grant funds for the City's Brownfields Program. As required by that Program, the Reporting Requirements and Grantee Checklist is included herein.

1.1 PURPOSE

The purpose of the Phase I ESAs is to evaluate whether Recognized Environmental Conditions (RECs), Controlled RECs (CRECs), and/or Historical RECs (HRECs), as defined in the ASTM Standard E1527-13 and the US Environmental Protection Agency (EPA) All Appropriate Inquiry (AAI) Rule, are present at the sites, or conversely, to reasonably illustrate the lack of any RECs or *de minimis* conditions.

1.2 SCOPE OF WORK

The Phase I ESAs were performed in accordance with the Tetra Tech proposal dated November 11, 2014 for the City's Task Order Solicitation SN-1, as well as various communications with the City. The Phase I ESA work described herein was performed in accordance with guidelines for Phase I ESAs provided by ASTM Standard E1527-13 and the EPA AAI Rule. In completing the Phase I ESAs, the following tasks were performed:

1.2.1 Review of Regional Geology and Hydrogeology

- Regional geology and hydrogeology review included evaluation of depth to groundwater, groundwater flow and potential groundwater conditions.
- Review of topographic maps provided information regarding general setting, including elevation, topographic relief and major physiographic features in the vicinity.
- Review of oil and gas maps was conducted to determine if such exploration activities took place at or around the sites.
- Review of seismic maps was conducted to determine if known faults are present at or in the vicinity of the sites.
- Radon information was also reviewed.

1.2.2 Site Reconnaissance

- Tetra Tech searched for evidence of present or past operations that use or may have used potentially hazardous materials.
- Tetra Tech personnel visually searched for evidence of storage, use, disposal, and/or spills of potentially hazardous materials.

1.2.3 Review of Data on Historical Uses of the Sites

 Tetra Tech's review of readily available historical aerial photographs and maps provided information on historical land use at the sites and their vicinity as it relates to potential sources of hazardous waste (e.g., landfills, sumps, or gas stations that are no longer present, or changes to area features).

1.2.4 Review of Regulatory Information and Contact with Regulatory Officials

• Tetra Tech reviewed available information from pertinent federal, state, county and city governmental agencies, including information regarding building or environmental permits, environmental violations or incidents and/or status of enforcement actions.

1.2.5 Data Evaluation, Report Compilation and Management

- Tetra Tech evaluated the data compiled through the activities described herein to assess
 whether the objectives of the investigation had been met. As part of the data evaluation,
 uncertainties are provided associated with the collected data and the stated conclusions
 and recommendations.
- Tetra Tech prepared this report that includes descriptions of the sites under investigation, the purpose and objectives of the study, approach, detailed scope of work, the procedures that were used, pertinent findings, conclusions, recommendations for further work, limitations, exceptions and references for cited and/or reviewed documents.

1.3 LIMITATIONS AND EXCEPTIONS

The conclusions and recommendations presented herein are based upon the agreed scope of work outlined in Tetra Tech proposal dated November 11, 2014 for the City's Task Order Solicitation SN-1, as well as subsequent communications between Tetra Tech and the City. Tetra Tech makes no warranties or guarantees as to the accuracy or completeness of information obtained from information provided or compiled by others, such as from Federal and State database lists, and site investigation or other reports. It is possible that relevant site environmental information exists beyond the scope of this investigation. Also, changes in site use may have occurred in the past that are not documented in records made available to Tetra Tech. Additional information which was not found or obtainable at the time of the writing of this report may result in modification of our conclusions and recommendations.

The services performed by Tetra Tech have been conducted in a manner consistent with the level of care ordinarily exercised by members of our profession currently practicing under similar conditions, under current regulatory policy and guidelines with respect to environmental concerns. No other warranty is expressed or implied. This report is not a legal opinion.

1.4 USER RELIANCE

This report is certified, can be relied upon by, and has been prepared for the exclusive use of the City of Los Angeles, and its members, affiliates, related entities, subsidiaries, lenders, title insurers, or regulatory/city agencies, but further dissemination requires prior written approval from Tetra Tech.

SECTION 2.0 GENERAL AREA CHARACTERISTICS AND SETTING

WILMINGTON SITES
PHASE I ENVIRONMENTAL SITE ASSESSMENT
VARIOUS ADDRESSES
LOS ANGELES, CALIFORNIA

2.0 GENERAL AREA CHARACTERISTIC AND SETTING

The following sections describe the site locations, characteristics and regional environmental setting.

2.1 SITE LOCATIONS, DESCRIPTION AND BOUNDARIES

As noted in Section 1.0, the subject sites are located within the Wilmington area of the City of Los Angeles. In turn, the Wilmington area is located within the Harbor area of the City, approximately 17 miles south from Downtown Los Angeles (Figure 1). As shown on Figure 1, the subject sites are located between the CA-103 and I-110 Freeways. Eleven (11) of the 12 subject sites are located south of Highway 1 (Pacific Coast Highway), while the 12th site (WP-2, Doyle Site Property) is located north of Highway 1.

The detailed location, description, and boundaries for each site are included on Tables 1 through 12 (Site Information Sheets), and Figures 3 through 14 (Site Maps). As described in greater detail in Tables 1 through 12 and illustrated by Figures 3 through 14, eleven (11) of the 12 subject sites are vacant or mostly vacant land; and one (1) site is developed as single-family residential (WP-3, Flores Site Property).

The vicinity of the subject area consists of residential properties, commercial facilities and vacant/undeveloped parcels, with some oil-related industrial and port facilities. The immediate vicinity of sites WH-1 (Huizer Property), WH-3 (Anaheim Site Property), WH-4 (Casa Del Oro property), WH-7 (Chiang Site Property), WP-1 (Swanson site Property), WP-2 (Doyle Site Property) and WP-3 (Flores Site Property) is predominantly residential. South of Anaheim Street, the developments generally become more commercial and industrial.

2.2 ENVIRONMENTAL SETTING

2.2.1 Physiographic, Geologic and Groundwater Conditions

The sites are located north of the Los Angeles Harbor in the Torrance Plain, which is a northwest-trending coastal plain. The Torrance Plain consists of elevated dense silty sand (older alluvium), which is generally covered with moderately dense silty sand of older eolian deposits. The Torrance Plain is filled with soft, locally derived sandy silt and sandy clay of younger alluvium. The oldest Quaternary geologic unit is the early Pleistocene Lomita Marl, which is overlain by the mid-Pleistocene San Pedro Formation. The San Pedro Formation is a massive, poorly-consolidated, light brown marine sand deposit with exposures in the Palos

Verdes Hills. Prior to the Los Angeles Harbor development, extensive organic tidal muds at the mouth of Bixby Slough, Dominguez Channel and the Los Angeles River were dredged and extensively covered with artificial fill (CDC, 1998).

The subject sites are located within the Torrance USGS quadrangle map at elevations ranging from approximately 15 to 30 feet above mean sea level (MSL). The Torrance USGS map depicts a very slight topographic gradient to the south-southeast in the vicinity of the sites.

Four known faults are present in the area of the sites: the Newport-Inglewood Fault to the northeast; the THUMS-Huntington Beach Fault to the southeast; the Palos Verdes Fault to the south, southwest and west; and the Cabrillo Fault to the southwest. The nearest fault is the Palos Verdes Fault, a right-reverse fault that spans 50 miles, and trends northwest-southeast.

The sites are located over the southern portion of the Coastal Plain of Los Angeles County Groundwater Basin, West Coast Subbasin (West Coast Basin). The West Coast Basin is generally confined and is bounded to the north by the Ballona Escarpment, to the east by the Newport-Inglewood Uplift, and to the west and south by the Pacific Ocean and consolidated rocks of the Palos Verdes Hills (DWR, 2005 and MWD, 2007). The Newport-Inglewood Uplift is a major structural feature that acts as a partial barrier to groundwater flow between the Central and West Coast Basins. Additionally, discontinuities associated with Charnock and Overland faults also appear to affect groundwater flow (USGS, 2003 and MWD, 2007).

The water-bearing deposits in the West Coast Basin include the unconsolidated and semi-consolidated marine and alluvial sediments of Holocene (semi-perched zones), Pleistocene (Lakewood Formation), and Lower Pleistocene (San Pedro Formation) ages. The Lakewood Formation contains the Gage aquifer and reaches up to 180 feet bgs. The San Pedro Formation, which reaches up to 1,050 feet bgs and contains the Lynwood, Silverado and Sunnyside aquifers, is characterized by coarse sand, gravel and some clay (DWR, 2004).

Groundwater levels throughout most of the West Coast Basin are below sea level. In the area of the sites, groundwater is anticipated to be first encountered at approximately 20 to 60 feet below ground surface. Within the Basin, groundwater generally flows from the west-northwest to the east-southeast. However, the subject sites are located either inland from or in the immediate proximity to the Dominguez Gap Barrier Project (MWD, 2007), a seawater intrusion barrier, which roughly parallels the Dominguez Channel and is located approximately between E and D streets, south of the subject sites. A map depicting the Dominguez Gap Barrier Project well locations is included in Appendix A. Due to presence of the barrier, groundwater flow direction in the vicinity of the majority of the sites may vary from general basin direction and is

likely northerly, rather than southerly. Based on information available for neighboring sites from the GeoTracker database, groundwater gradients in the vicinity of the subject sites vary and include northerly and westerly flow directions. In the vicinity of site WP-2 (Doyle Site Property), groundwater is estimated to be first encountered at approximately 50 feet bgs and flow northeasterly. At sites WH-1 (Huizer Property), WH-3 (Anaheim Site Property) and WP-3 (Flores Site Property), groundwater is expected to flow in a northwesterly direction and be first encountered at approximately 40 to 50 feet bgs. In the vicinity of site WH-4 (Casa Del Oro Property), first groundwater is anticipated to occur at 25 to 30 feet bgs and flow in the westerly-northwesterly direction. At the remainder of the sites, groundwater is likely to flow in northwesterly direction and be shallower than 30 feet bgs.

As of 2007, there were 111 municipal production wells in the West Coast Basin, with only 63 reported as active. There are no spreading basins located in the West Coast Basin. There are two seawater intrusion barriers within the West Coast Basin to impede seawater intrusion: the West Coast Basin Barrier Project and the aforementioned Dominguez Gap Barrier Project (MWD, 2007).

The surface of the West Coast Basin is crossed in the south by the Los Angeles River through the Dominguez Gap, and the San Gabriel River through the Alamitos Gap, both flowing into the San Pedro Bay (DWR, 2004). The main source of natural recharge to the West Coast Basin is subsurface inflow from the adjacent Central Basin and percolation to the uppermost aquifers from precipitation. Precipitation in the Los Angeles area averages from approximately 10.6 inches along the coast to 17.8 inches along the foothills. Within the West Coast Basin, the long-term mean is 12.64 inches per year (DWR, 2012).

According to the United States Fish and Wildlife Wetlands Mapper (US FWWM), the wetlands associated with the Ken Malloy Harbor Regional Park to the west, and port waters to the southeast are the nearest designated wetlands to the sites. According to US FWWM, the port waters are designated as Estuarine and Marine Deepwater wetland, while the park waters are designated either as a Freshwater Pond or Lake. The US FWWM output is included in Appendix A.

2.2.2 Oil and Gas

According to the City of Los Angeles Bureau of Engineering's Navigate LA website (http://navigatela.lacity.org/navigatela/) and the California Division of Oil, Gas and Geothermal Resources (CADOGGR) Map 1-6, site WP-2 (Doyle Site Property) is located within the boundary of the Torrance Oil Field and the rest of the sites (WH-1 through WH-9, WP-1 and

WP-3) are located within the boundary of the Wilmington Oil Field. According to <u>Navigate LA</u>, each site is located within the LADBS Methane Zone.

According to CADOGGR online mapping system and Map 128, plugged wells are located at sites WH-1 (Huizer Property), WH-7 (Chiang Site Property), WP-1 (Swanson Site Property), WP-2 (Doyle Site Property), and WP-3 (Flores Site Property). Individual site information is further discussed in the CADOGGR section of the Site Information Sheets included as Tables 1 through 12. Active wells are located in the vicinity of the sites. The CADOGGR Maps W 1-6 and 128, and online mapping system outputs are included in Appendix A.

According to the US Department of Transportation National Pipeline Mapping System (NPMS), no underground pipelines are located on or adjacent to the subject sites. The NPMS map viewer outputs are included in Appendix A.

2.2.3 **Radon**

The subject sites are located within Los Angeles County which, according to the US EPA, is within a Radon Zone 2, with a predicted average indoor radon screening level between 2 and 4 picoCuries per Liter (pCi/L, moderate potential). A zip-code based compilation of California Indoor Radon Levels was published by California Department of Health Services and last updated in May 2010, indicates that out of 7 tests, conducted at properties within the same zip code as the subject site (90744), none resulted in radon concentrations in excess of 4 pCi/L.

SECTION 3.0 RESULTS OF INSPECTIONS AND INTERVIEWS

WILMINGTON SITES
PHASE I ENVIRONMENTAL SITE ASSESSMENT
VARIOUS ADDRESSES
LOS ANGELES, CALIFORNIA

3.0 RESULTS OF INSPECTIONS AND INTERVIEWS

As part of the Phase I ESAs, Tetra Tech performed visual inspections of each site for evidence of storage, use, disposal, and/or spills of potentially hazardous materials. In addition to direct visual inspection of each subject site, Tetra Tech performed observations of site vicinities. Results of these ESA tasks are summarized below and presented in greater detail in the Site Information Sheets (Tables 1 through 12).

3.1 INSPECTIONS OF SITES

Tetra Tech conducted observations of the sites on March 4 and April 8, 2015. Photographs showing the general characteristics of each site are included in their respective site photo log (Appendix B). Individual site observations are detailed on Site Information Sheets included as Tables 1 through 12. As indicated on the Site Information Sheets (Tables 1 through 12), sites WH-2 through WH-9, and WP-1 through WP-3 were enclosed and site access was not provided; therefore, observations were conducted from public rights-of-way such as streets, sidewalks and alleys. Observations of specific environmental concern were noted based on visual inspections for sites WH-4 (Casa Del Oro Property) and WP-3 (Flores Site Property). At site WH-4, observed conditions of environmental concern included the squatter enclosure, discarded utility poles, dark staining, and piles of soil/construction debris. At site WP-3, oil staining in the storage area was observed and is considered an environmental concern.

3.2 VICINITY OBSERVATIONS

During site observations, Tetra Tech observed the properties adjacent to the sites for obvious issues of environmental concern. The vicinity observations were made from public right-of-ways. With the exception of operating gas stations near the Anaheim Site Property (WH-3) and Casa Del Oro Property (WH-4), no vicinity properties were observed to be of environmental concern based on visual reconnaissance. The surrounding properties for each site are discussed in the Site Information Sheets (Tables 1 through 12).

The immediate vicinity of sites WH-1 (Huizer Property), WP-1 (Swanson Site Property) and WP-2 (Doyle Site Property) is predominantly residential. The immediate vicinity of sites WH-2 (Parades Site Property), WH-3 (Anaheim Site Property), WH-4 (Casa Del Oro Property), WH-5 (Briones Site Property), WH-6 (E Street Site Property), WH-7 (Chiang Site Property), WH-8 (Darling Site Property), WH-9 (Wagner Site Property) and WP-3 (Flores Site Property) is mixed commercial and residential. Site WH-9 (Wagner Site Property) is located across the street from an elementary school. Generally, land to the east of Bandini Boulevard and south of Anaheim

Street is predominately commercial and industrial. South of Anaheim Street, industrial properties include container yards, warehouses, port facilities and oil well sites.

Based on visual reconnaissance, observations of nearby and vicinity properties did not identify any specific concerns.

3.3 INTERVIEWS

The sites' owners were not available for interviews, thus none were conducted. The inability to conduct interviews is considered to be a data gap for sites WH-2 (Parades Site Property), WH-3 (Anaheim Site Property), WH-4 (Casa Del Oro Property), WH-5 (Briones Site Property), and WH-8 (Darling Site Property):

- Agency file review found records indicating the past use of sites WH-2 and WH-3 as
 auto wrecking and auto repair, respectively. However, there were no further details
 regarding these historical uses. An interview with the respective sites' owners may have
 provided the additional details regarding historical uses, and therefore inability to
 conduct an interview is considered a data gap.
- Due to a data failure, historical usage could not be determined for sites WH-4, WH-5, and WH-8. An interview with the respective sites' owners may have provided information regarding these sites' historical uses and therefore inability to conduct an interview is considered a data gap.

Inability to interview other property owners is not considered a data gap because sufficient information regarding property usage was gathered from other sources to form an opinion and to identify RECs.

3.4 USER QUESTIONNAIRES

In accordance with ASTM E1527-13, Ms. Nuna Tersibashian, Brownfields Program Manager for the City of Los Angeles, completed a User Questionnaire for each site (Appendix C). As indicated on the Questionnaires, Ms. Tersibashian was unaware of any environmental concerns for any of the subject sites.

SECTION 4.0 RESULTS OF HISTORICAL RECORDS REVIEW

WILMINGTON SITES
PHASE I ENVIRONMENTAL SITE ASSESSMENT
VARIOUS ADDRESSES
LOS ANGELES, CALIFORNIA

4.0 RESULTS OF HISTORICAL RECORDS REVIEW

Tetra Tech performed a review of readily available historical records for the sites, which included review of USGS topographic maps, historical aerial photographs, Sanborn Fire Insurance maps, Los Angeles City records, chain of titles and other title information. Results of these reviews are summarized below for the project area as a whole and individual site historical reviews are provided in the Site Information Sheets (Tables 1 through 12).

4.1 TOPOGRAPHIC MAPS

Historical topographic maps of the subject sites were obtained from EDR. Copies of the topographic maps are included in Appendix D. Results of the topographic map review for the individual sites are incorporated into the Site Information Sheets included as Tables 1 through 12. The following discussion provides observations made regarding the sites and surrounding area as a whole.

Available historical topographic maps depicting the subject sites were prepared in 1896, 1901, 1925, 1948, 1951 (2 maps), 1964, 1972, and 1981.

- The maps from 1896 to 1901 show the vicinity of the sites to be scarcely developed with a few roads, a few structures and the Southern Pacific rail road. Bixby Slough is present to the west, and the Wilmington Lagoon is present where the future Los Angeles Harbor will be formed.
- The 1925 map depicts a significant increase in development and industrialization in the Wilmington vicinity. The Los Angeles Harbor has been constructed and many more roads and structures have been built. The Union Oil Refinery is present to the west.
- No significant changes are depicted on the 1948 map. The segment of Pacific Coast Highway (Highway 1) in the area of the sites has been constructed and the Los Angeles Harbor has been slightly reshaped.
- The 1951 (Torrance Quad) map depicts an increase in development and numerous oil
 wells in the vicinity of the sites, along with expansion of the Union Oil Refinery to the
 west. Harbor Boulevard has been renamed to Wilmington Boulevard and the Los
 Angeles Harbor Junior College is now depicted. The 1951 (Long Beach Vicinity Quad)
 depicts the Harbor Freeway as under construction and also depicts the numerous oil
 wells in the vicinity of the sites.
- The 1964 map does not depict any significant changes with the exception of Bixby Slough renamed as Harbor Lake and the removal of a portion of the Pacific Electric rail road.
- The 1972 map depicts the majority of Harbor Lake to be filled in and residential developments on previously industrial-developed land to the north of the sites. The numerous oil wells are still depicted.

• The 1981 map does not depict significant change other than a decrease of oil wells present within the vicinity of the sites.

Aside from oil exploration activities, review of historical topographic maps did not reveal any specific environmental concerns for the subject sites.

4.2 HISTORICAL AERIAL PHOTOGRAPHS

Historical aerial photographs depicting the subject sites and their vicinity were obtained by Tetra Tech from EDR as follows:

- Sites WH-1 and WP-2: 1928, 1947, 1952, 1963, 1972, 1977, 1981, 1989, 1994, 2002, 2005, 2009, 2010 and 2012;
- Sites WH-2, WH-4 through WH-8, WP-1 and WP-3: 1923, 1928, 1947, 1952, 1963, 1965, 1972, 1976, 1977, 1981, 1989, 1994, 2002, 2005, 2009, 2010 and 2012;
- Site WH-3: 1923, 1928, 1947, 1952, 1963, 1970, 1972, 1977, 1981, 1989, 1994, 2002, 2005, 2009, 2010 and 2012; and
- Site WH-9: 1928, 1947, 1952, 1965, 1976, 1981, 1989, 1994, 2002, 2005, 2009, 2010 and 2012.

Copies of the aerial photographs are included in Appendix E. The following discussion provides observations made regarding the sites and surrounding area as a whole:

- The 1923 aerials depict the vicinity of WH-3 (Anaheim Site Property) as predominately vacant land with some residential development. The vicinity of the rest of the sites is depicted as mixed vacant land and developed properties.
- The 1928 aerials depict vacant land with some residential development in the vicinity of WP-2 (Doyle Site Property) and an increase in development in the vicinity of the rest of the sites. Oil well derricks are depicted to the north-northwest of WP-2.
- The 1947 and 1952 aerials depict an increase in development in the vicinity of the sites.
 The 1947 aerials depict oil well derricks in the vicinity of WP-2 only, and the 1952 aerials depict oil well derricks in the vicinity of most of the sites. The 1952 aerial depicts industrial development in the vicinity of WP-2 to the north, across Lomita Boulevard.
- The 1963 and 1965 aerials depict an increase in development in the vicinity of the sites, the 110-Freeway as constructed, and the oil well derricks are no longer visible. The Pacific Electric railroad line is not depicted on the 1963 aerial (appears to have been removed).
- The aerials from 1970 through 1989 depict a slight increase in development in the vicinity of the sites. The 1994 aerials depict large commercial/industrial buildings to the northeast of WP-2, across Lomita Boulevard, and no significant change in the vicinity of the rest of the sites.
- The 2002, 2005, 2009, 2010 and 2012 aerials do not depict significant changes.

Aside from oil exploration activities, review of historical aerial photographs did not reveal any specific environmental concerns for the subject sites. Results of the aerial photograph review for the individual sites are incorporated into the Site Information Sheets included as Tables 1 through 12.

4.3 SANBORN FIRE INSURANCE MAPS

Historical Sanborn Fire Insurance maps were obtained from EDR for the years 1921, 1950 and 1969. Sanborns were available for sites WH-2, WH-4 through WH-9, WP-1, and WP-3; three sites (WH-1, WH-3 and WP-2) were not mapped. The available Sanborn maps are included in Appendix F. Results of the Sanborn maps for the individual sites are incorporated into the Site Information Sheets included as Tables 1 through 12.

Reviewed Sanborn maps depict sites WH-2 (Parades Site Property), WH-4 (Casa Del Oro Property), WH-5 (Briones Site Property) and WH-8 (Darling Site Property) as vacant in 1921, 1950 and 1969. Oil wells and/or associated equipment are shown at sites WH-7 (Chiang Site Property), WP-1 (Swanson Site Property) and WP-3 (Flores Site Property). Oil wells and/or associated equipment were also located on properties adjacent to sites WH-5 (Briones Site Property) and WH-8 (Darling Site Property). Aside from oil exploration activities, no other specific environmental concerns were revealed through the review of Sanborn maps.

4.4 CHAIN OF TITLE / ENVIRONMENTAL LIENS AND AULS

Tetra Tech requested a Chain of Title and search for environmental liens and activity use limitations (AULs) for the sites from EDR. EDR searched the APNs back to 1940 for any available deed documents and any filings pertaining to environmental liens and AULs. Results of the Chain of Title for the individual sites are incorporated into the Site Information Sheets included as Tables 1 through 12. No environmental liens or AULs were found for any of the subject sites (Appendix G).

4.5 CITY DIRECTORY

Tetra Tech requested a City Directory search for the sites from EDR (Appendix H). Results of the City Directory search for the individual sites are incorporated into the Site Information Sheets included as Tables 1 through 12. As indicated on the Tables, listings were found for four sites:

- A listing for site WH-3 (Anaheim Site Property) indicates auto repair activities,
- Listings for WH-6 (E Street Site Property) indicate past commercial use (retail/office),

- Listings for WH-8 (Darling Site Property) indicate past commercial (retail) and residential use, and
- A listing for WP-3 (Flores Site Property) indicates past residential use.

Aside from use of the Anaheim Site Property (WH-3) for auto repair services, no environmental concerns were identified from the review of city directory listings.

4.6 CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY

LADBS records were available for each subject site, with the exception of WP-2 (no assigned address associated with the site). Records both online and stored at the LADBS office were reviewed. Copies of obtained records are included in Appendix I. Records results are discussed per site in the Site Information Sheets included as Tables 1 through 12.

As detailed on Tables 1 through 12, LADBS records consisted of various permits, as well as code enforcement notices/violations.

No records of environmental significance were found for any of the subject sites, with the exception of one record for site WH-2 (Parades Site Property). Based on LADBS records, site WH-2 was used as an auto wrecking yard in at least 1972.

SECTION 5.0 RESULTS OF REGULATORY AGENCY REVIEW

WILMINGTON SITES
PHASE I ENVIRONMENTAL SITE ASSESSMENT
VARIOUS ADDRESSES
LOS ANGELES, CALIFORNIA

5.0 RESULTS OF REGULATORY AGENCY REVIEW

Tetra Tech performed a regulatory agency records review which included analysis of Federal, State and local databases, and contacted agencies for review of any available files. Correspondence records are included in Appendix J. The following sections present the findings of the records review.

5.1 DATABASE REPORT REVIEW

Tetra Tech requested a records search of multiple Federal, State and local environmental databases from EDR (Appendix K). The databases were searched using radii specified in 40 CFR 312.

No listings were found for the subject sites. A review of nearby facilities identified by the database report was conducted for each subject site to assess whether a facility may be of environmental concern to a subject site. The radius map review for each subject site is included in Appendix L. The overall results of the reviews are included in the Site Information Sheets (Tables 1 through 12). No properties were found to present an off-site contamination threat to any of the subject sites.

5.2 SOUTH COAST AIR QUALITY MONITORING DISTRICT

Tetra Tech reviewed the South Coast Air Quality Monitoring District (SCAQMD) Facility Information Detail database, available online at http://www.aqmd.gov/home/tools/public/find for any available files pertaining to the sites. No records were found for the addresses associated with the subject sites.

5.3 OTHER RECORDS REQUESTS

Tetra Tech submitted a request for records from the California Department of Toxic Substances Control, Regional Water Quality Control Board - Los Angeles Region, the Los Angeles County Department of Health Services - Public Health Investigation, City of Los Angeles Bureau of Sanitation - Industrial Wastewater Management, the City of Los Angeles Fire Department UST Division and Hazardous Materials Division. No files were found pertaining to the subject sites.

SECTION 6.0 SUMMARY

6.0 SUMMARY

6.1 FINDINGS

The detailed findings for Wilmington sites WH-1 through WH-9 and WP-1 through WP-3 are included in the Site Information Sheets (Tables 1 through 12, respectively). As detailed on Tables 1 through 12, eleven of the twelve Wilmington sites are currently vacant/undeveloped land, zoned either residential (WH-1, WH-4, WH-7, WH-9, WP-1, WP-2) or commercial (WH-2, WH-3, WH-5, WH-6, WH-8). Site WP-3 (Flores Site Property) is developed with a single-family residence (consistent with zoning).

Environmental concerns were found for most of the Wilmington sites, including:

- Presence of plugged oil wells at five (5) sites: WH-1 (Huizer Property), WH-7 (Chiang Site Property), WP-1 (Swanson Site Property), WP-2 (Doyle Site Property), and WP-3 (Flores Site Property);
- Historical auto wrecking operations at site WH-2 (Parades Site Property). In addition, although no oil well was present at this site according to Tetra Tech research, LADBS records indicate the well presence there;
- Historical auto repair operations at site WH-3 (Anaheim Site Property);
- Presence of stained soil, debris piles, a squatter enclosure and discarded utility poles at site WH-4 (Case Del Oro Property); and
- Oil staining on the ground surface at WP-3 (Flores Site Property).

No sites were identified as being currently evaluated by the State of California, local or federal government, for remedial action under CERCLA or any other environmental regulations. Review of available public information did not identify any potential concerns with regard to any off-site properties.

6.2 OPINION

In the professional opinion of Tetra Tech, notwithstanding the data gaps and failures discussed further herein, an appropriate level of inquiry has been made into the previous uses of the sites consistent with good commercial and customary practice with the intent to minimize environmental liability.

Data gaps were encountered during this Phase I ESA related to the lack of access to the sites and inability to interview persons familiar with the properties. In some instances, however, these data gaps, are not considered to be significant. Significant data gaps, i.e., such

conditions that affected the ability to identify RECs or potential concerns, were noted for the following sites: WH-2 (Parades Site Property), WH-3 (Anaheim Site Property), WH-4 (Casa Del Oro Property), WH-5 (Briones Site Property), and WH-8 (Darling Site Property). Significant data gaps related to lack of site access were noted for the following sites: WP-1 (Swanson Site Property) and WP-3 (Flores Site Property).

The inability to identify the historical use of a site with a reasonable degree of certainty is considered to be a data failure. According to the ASTM Standard E1527-13, "data failure occurs when all of the standard historical sources that are reasonably ascertainable and likely to be useful have been reviewed and yet the objectives have not been met." Tetra Tech encountered a data failure with regard to sites WH-4 (Casa Del Oro Property) and WH-5 (Briones Site Property). To a lesser degree, data failure was also encountered with regard to site WH-8 (Darling Site Property), for which Tetra Tech was unable to determine site usage for a period from the mid-1960s and through early 1980s.

Opinions specific to each site are presented in the Site Information Sheets (Tables 1 through 12).

6.3 CONCLUSIONS

Tetra Tech has performed this Phase I ESA consistent with the scope and limitations of ASTM Standard Practice E1527-13 and EPA's AAI Rule, as well as the scope of work described in Section 1.0, for the subject sites. Conclusions specific to each site are presented in the Site Information Sheets (Tables 1 through 12). Notwithstanding the data gaps discussed in Section 6.2, this assessment has revealed no evidence of Recognized Environmental Conditions (RECs) in connection with any of the subject properties except for the following:

- Plugged oil wells are considered to be RECs for the Huizer Property (WH-1), Chiang Site Property (WH-7), Swanson Site Property (WP-1), Doyle Site Property (WP-2) and Flores Site Property (WP-3).
- Historical use of the Parades Site Property (WH-2) as an auto wrecking yard is considered to be a REC.
- Historical use of the Anaheim Site Property (WH-3) for auto repair operations is considered to be a REC.
- Staining and debris piles at the Casa Del Oro Property (WH-4) are considered to be RECs.

In addition to aforementioned RECs, this assessment has revealed the following *de minimis* conditions and Business Environmental Risk (BER):

- The presence of discarded utility poles and a squatter enclosure at the Casa Del Oro
 Property (WH-4) and staining in the storage area of the Flores Site Property (WP-3) are
 considered to be *de minimis* conditions for these sites.
- Although no oil well was historically located at site WH-2 (Parades Site Property)
 according to Tetra Tech research, LADBS records indicate the presence of a plugged
 well at that site (WH-2), which is therefore considered a BER.

6.4 RECOMMENDATIONS

Site-specific recommendations are presented in the Site Information Sheets (Tables 1 through 12). In general, if subject sites remain in their current use, no further inquiry or investigations are considered warranted.

No further investigations are recommended for the City-owned site WH-6 (E Street Property) and for site WH-9 (Wagner Site Property).

Although no RECs were identified for sites WH-5 (Briones Site Property) and WH-8 (Darling Site Property), Tetra Tech recommends that, if these currently vacant properties are developed, further site investigations be considered to address the encountered data gaps and failures.

For the remaining sites, for which environmental concerns were identified, the following recommendations are made:

- For the five sites, where abandoned oil wells are located [i.e., sites WH-1 (Huizer Property), WH-7 (Chiang Site Property), WP-1 (Swanson Site Property), WP-2 (Doyle Site Property), and WP-3 (Flores Site Property)], it is recommended that any potential impacts from historical oil well operations are assessed through subsurface investigations, if the sites are considered for development. The exact scope of subsurface assessment should be based on any proposed development of these sites. In addition, should these sites be developed, the City should be aware that any development plans would need to be approved by the California DOGGR, in addition to LAFD and LADBS.
- Similarly, it is recommended to further assess sites WH-2 (Parades Site Property) and WH-3 (Anaheim Site Property) for any potential impacts from historical auto wrecking and repair operations, respectively. It is recommended that, at a minimum, further assessments include sampling and testing of surface and shallow subsurface soils.
- To address a BER for site WH-2 (Parades Site Property), it is recommended to consult
 with DOGGR and LADBS to reconcile the oil well records and to clear the property for
 development, if such is desired.

- To prevent further unauthorized dumping, it is recommended to secure site WH-1 (Huizer Property) with screened fencing.
- For site WH-4 (Case Del Oro Property), it is recommended to test the on-site soil piles to assess whether soil is impacted and to determine whether it could be re-used or would need to be disposed of. Soil testing protocol should be based on the intended reuse or be developed in consultation with a disposal facility (if disposal is required). In addition, the City should be aware that off-site disposal of utility poles, discarded at site WH-4, will require management as Treated Wood Waste (TWW) in accordance with protocols specified in the December 2008 DTSC Fact Sheet "Requirements for Generators of Treated Wood Waste (TWW)".

SECTION 7.0 REFERENCES

7.0 REFERENCES

Documents:

California Department of Conservation (CDC), 1998. Seismic Hazard Zone Report for the Torrance 7.5-Minute Quadrangle, Los Angeles County, California, Seismic Hazard Zone Report 035, California Department of Conservation Division of Mines and Geology.

California Department of Water Resources (DWR), 2004. California's Groundwater Bulletin 118 – Los Angeles County Coastal Plain West Coast Basin. Updated February 27, 2004.

California Department of Water Resources (DWR), 2005. Watermaster Service in the West Coast Basin, Los Angeles County, July 1, 2004-June 30, 2005, September 2005.

California Department of Water Resources (DWR), 2012. Watermaster Service in the West Coast Basin, Los Angeles County, July 1, 2011-June 30, 2012, September 2012.

Environmental Database Resources Inc. (EDR), 2015. The EDR 1940 Chain of Title. Wilmington. Inquiry Number 4201966.14S. March 2, 2015.

EDR, 2015. The EDR Environmental LienSearch[™]. Wilmington. Inquiry Number 4201966.7S. March 2, 2015.

EDR, 2015. The EDR Radius Map™ Report with GeoCheck®. Wilmington. Inquiry Number 4201966.2s. February 9, 2015.

Metropolitan Water District (MWD), 2007. Final Groundwater Assessment Study: A Status Report on the Use of Groundwater in the Service Area of the Metropolitan Water District of Southern California, Chapter IV – Groundwater Basin Reports, San Fernando Valley Basins – Upper Los Angeles River Area Basins, Report Number 1308, The Metropolitan Water District of Southern California, September 2007.

United States Geological Survey (USGS), 2003. Water Resources Investigations Report 03-4065, Geohydrology, Geochemistry, and Ground-Water Simulation – Optimization of the Central and West Coast Basins, Los Angeles County, California.

Aerial Photographs:

The EDR Aerial Photo Decade Package. Wilmington. Inquiry Numbers 4201966.12, 4206674.3. February, 2015. Aerial photograph years 1923, 1928, 1947, 1952, 1963, 1965, 1970, 1972, 1976, 1977, 1981, 1989, 1994, 2002, 2005, 2009, 2010 and 2012.

Maps:

State of California Department of Conservation, Division of Oil, Gas and Geothermal Resources (CADOGGR) Map 128.

CADOGGR Regional Wildcat Map W1-6.

EDR Historical Topographic Map Report. Wilmington. Inquiry Number 4201966.4. February 9, 2015. Topographic map years 1896, 1901, 1925, 1948, 1951, 1964, 1972 and 1981.

<u>Agencies/Persons Contacted/Records Reviewed:</u>

CADOGGR http://www.conservation.ca.gov/dog/Pages/WellFinder.aspx

Cal-EPA DTSC EnviroStor database website www.envirostor.dtsc.ca.gov

California Environmental Protection Agency, Department of Toxic Substances Control (Cal-EPA DTSC)

California Regional Water Quality Control Board – Los Angeles Region (LARWQCB)

City of Los Angeles Bureau of Sanitation, Industrial Wastewater Management (LABS)

City of Los Angeles Department of City Planning (LADCP)

City of Los Angeles Figure Department (LAFD), Hazardous Materials and UST Divisions

Los Angeles City Department of Building and Safety (LADBS)

LADBS website www.ladbsservices2.lacity.org/OnlineServices/

Los Angeles County Department of Health Services – Public Health Investigation (LACDHS PHI)

South Coast Air Quality Management District (SCAQMD) http://www3.aqmd.gov/webappl/fim/prog/search.aspx

State Water Resources Control Board GeoTracker database website www.geotracker.waterboards.ca.gov

US Department of Transportation's National Pipeline Mapping System (NPMS) https://www.npms.phmsa.dot.gov/

United States Fish and Wildlife Wetlands Mapper (US FWWM) http://www.fws.gov/wetlands/Data/Mapper.html

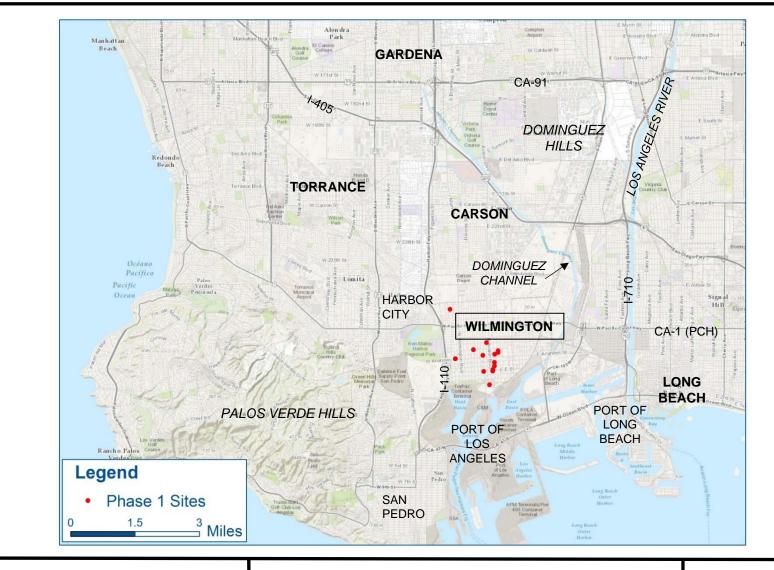
SECTION 8.0 QUALIFICATIONS OF ENVIRONMENTAL PROFESSIONALS

8.0 QUALIFICATIONS OF ENVIRONMENTAL PROFESSIONALS

The principal investigator for this ESA was Ms. Alison Koscak. Ms. Koscak is a geologist at Tetra Tech with eight years of environmental site assessment and environmental consulting experience. Field support and research assistance were provided by Mr. Marcus Enriquez, a geologist, and Ms. Teri Daigle, an environmental engineer, both at Tetra Tech.

Oversight and technical review for this ESA was performed by Ms. Marina Grigorova. Ms. Grigorova is a Senior Environmental Engineer and Project Manager at Tetra Tech. Ms. Grigorova is a California Registered Engineer (C67877) with twenty years of environmental engineering and environmental research experience. She is responsible for conducting Phase I and II Environmental Site Assessments, Remedial Investigations, Implementation of Remedial and Corrective Actions, preparation of Remedial Action Plans, Feasibility Studies, Sampling Plans and Health and Safety Plans. She also has extensive knowledge of federal and state environmental statutes and regulations.

EXHIBITS





Los Angeles City Phase I ESAs Wilmington Sites

LOCATION MAP

FIGURE

1





VICINITY MAP

Los Angeles City Phase I ESAs - Wilmington Sites

May 2015

FIGURE

2

TABLE LEGEND FOR SITE INFORMATION SHEETS

FIELD TYPE		FIELD DESCRIPTION / INFORMATION PROVIDED			
SITE ID	Required	Site ID, as assigned throughout this ESA.			
SITE NAME	Optional	The site name as provided by the City of Los Angeles Bureau of Sanitation (the Client).			
APN	Required	Los Angeles County Tax Assessor's Parcel Number.			
STREET ADDRESS Required		Street address, if available.			
ADDITIONAL STREET ADDRESS	Optional	f site has additional addresses, it is shown in this field; otherwise, the field is left out.			
CITY/STATE/ZIP Required		City, State and Zip code of site.			
LOCATION DESCRIPTION/ CROSS STREET Optional		he closest cross street(s) and directional location is noted here.			
LA TAX ASSESSOR INFORMATION	Required	Property information from the Los Angeles County Tax Assessor.			
LA CITY ZONE	Required	Zoning information from the City of Los Angeles.			
SITE DESCRIPTION/ LAND USE	Required	Self-explanatory			
FIELD OBSERVATIONS	Required	Self-explanatory			
ADJACENT PROPERTY OBSERVATIONS	Required	Self-explanatory			
TOPOGRAPHIC MAPS	Required	Information gathered through review of historical topographic maps for a given site is compiled and summarized in this			
AERIAL REVIEW Required		Information gathered through review of historical aerial photographs for a given site is compiled and summarized in this field.			
SANBORN MAPS	Optional	Information gathered through review of historical Sanborn Fire Insurance Maps for a given site is compiled and summarized in this field.			
CADOGGR	Optional	Information gathered through review of California Department of Conservation, Division of Oil, Gas, and Geothermal Resources maps and online mapping service for a given site is compiled and summarized in this field.			
CITY DIRECTORY	Required	Information gathered through review of city directory listings, if any, for a given site is compiled and summarized in this field.			
CHAIN OF TITLE	Required	Information gathered through review of a given site's chain of title is compiled and summarized in this field.			
LADBS RECORDS	Required	Information gathered through review of Los Angeles Department of Building and Safety records for a given site is compiled and summarized in this field.			
RADIUS MAP	Required	The database report search result is discussed.			
ENVIRONMENTAL LIENS & AULS	Required	The environmental lien, and activity and use limitations search result is discussed.			
FINDINGS	Required	Self-explanatory			
OPINION	Required	Self-explanatory			
CONCLUSION/ RECOMMENDATIONS Required		Self-explanatory			





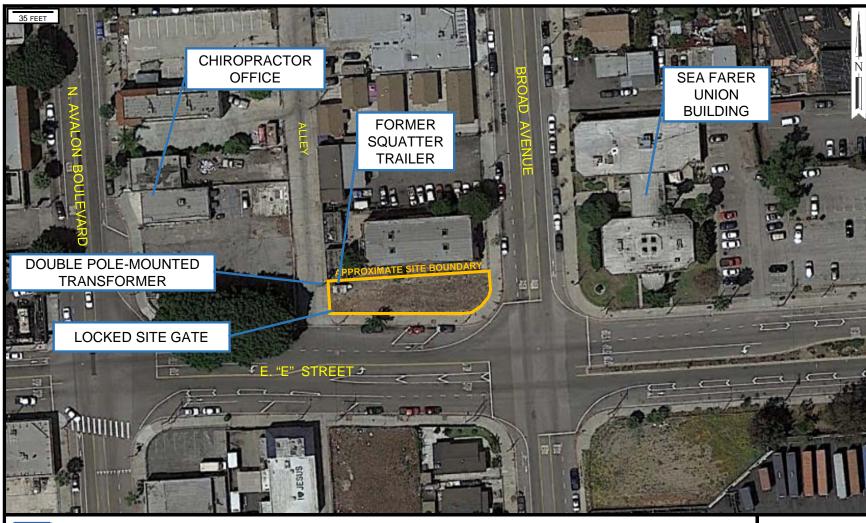
SITE MAP WH-1 – HUIZER PROPERTY

1261 N. MARINE AVENUE LOS ANGELES, CA 90744 APN 7420-009-033

Los Angeles Phase I ESAs – Wilmington Sites May 2015

FIGURE

3





SITE MAP WH-6 – E STREET SITE PROPERTY

121 E. "E" STREET/503 N. BROAD AVENUE LOS ANGELES, CA 90744 APN 7418-006-900

Los Angeles Phase I ESAs – Wilmington Sites May 2015

FIGURE

8

TABLE 6 SITE INFORMATION SHEET FOR WH-6

SITE ID	WH-6
SITE NAME	E Street Site Property
APN	7418-006-900
STREET ADDRESS	121 E. "E" St. / 503 N. Broad Ave.
CITY/STATE/ZIP	Los Angeles, CA 90744
LOCATION DESCRIPTION/ CROSS STREET	Northwest corner of E. "E" St./N. Broad Ave. intersection.
INFORMATION	Approx. 0.12 acres land.
	[Q]C2 (Commercial)
SITE DESCRIPTION/ LAND USE	The site is irregular-shaped, fenced vacant land with recently-planted small trees.
	Site reconnaissance was performed on April 8, 2015. Access to the site was not provided; therefore, observations were limited to public right-of-ways (i.e. sidewalks and alley).
FIELD OBSERVATIONS	The site was observed to be vacant land with recently-planted small trees throughout and a chain-link perimeter fence. A locked gate was located at the southern end of the western fence. A no tresspassing sign posted in the middle of the southern boundary fence states the property is owned by the City of Los Angeles. Two pole-mounted transformers were observed on a power pole just outside of the northwestern corner of the site. Access to the site was not provided; however, there was no overgrown vegetation and the site surface was able to be observed from the sidewalks and alley. No issues of environmental concern were observed. As shown on Figure 8 (WH-6 Site Map) and in the WH-6 Photo Log - Photograph 14 (photo taken September 6, 2014), the site was previously unfenced and had an apparent squatter's trailer on the northwest corner.
ADJACENT PROPERTY OBSERVATIONS	The site is bounded to the north by a multi-family residential building, to the east (across Broad Ave.) by a Sea Farers International Union office building, to the southeast (across Broad Ave. and E. "E" St.) by a vacant lot, to the south by single-family residential, a vacant lot (site WH-8), and the Last Chance Rescue Mission, and to the west (across the alley) by a parking lot associated with a chiropractic office. Based on visual observations made from public right-of-ways, the surrounding properties do not appear to pose an environmental risk to the site.
HISTORICAL REVIEW	
TOPOGRAPHIC MAPS	 Topographs were available for WH-6 for the years 1896, 1901, 1925, 1948, 1951, 1964, 1972 and 1981. The site appears to have been vacant land in the topographs in at least 1896 and 1925. The 1901 map scale is too large to depict detail on the site scale. The site appears in residential zoning color from at least 1948 onward, which does not depict structures.

TABLE 6 SITE INFORMATION SHEET FOR WH-6

	Aerial coverage of WH-6 was available for the years 1923, 1928, 1947, 1952, 1963, 1965, 1972, 1976, 1977, 1981, 1989, 1994,					
	2002, 2005, 2009, 2010 and 2012.					
	 According to the 1923 and 1928 aerials, a small structure or vehicle appears to be present along the center of the southern 					
	boundary.					
	• In the 1947 through 1963 aerials, the site appears vacant.					
AERIAL PHOTOGRAPHS	 In 1965, a small structure appears to be present along the center of the eastern boundary. 					
	• In 1972, a large building is present on the site, covering approximately 2/3 of the site. The western 1/3 of the site appears					
	vacant.					
	 In 1976, a possible vehicle or small structure appears to be present along the center of the southern boundary. 					
	• In the 1977 through 2012 aerials, the site appears vacant with the exception of a possible vehicle onsite in 1981 and 1994,					
	and a small structure, possibly a trailer, located in the northwest corner in 2010 and 2012.					
	Sanborn coverage of the site was available for the years 1921, 1950 and 1969.					
SANBORN MAPS	 According to the Sanborn maps, the site was vacant in 1921 and 1950. 					
	The 1969 map depicts a one-story iron-construction store located in the eastern half of the site.					
CADOGGR	According to CADOGGR Map 128 and the CADOGGR online mapping system, no oil or gas wells are located onsite.					
	The following listings were found for 121 E. "E" St.:					
	1935 - Harmony Shop music;					
	1950 - Koontz Electrical Serv;					
	• 1954, 1957, 1960, 1964 - Kings Bicycle Stores (Shop);					
	• 1960 - McWhorter Jas F Sr Wilmington;					
CITY DIRECTORY	• 1970 - Firestone Lock & Key Service;					
	1980 - Legal Secretarial Services;					
	• 1985 - Wilmington Insurance Agency;					
	1995 - Hernandez Jose R; Lemus Del Socorro Maria; and					
	• 2001 - EZTravel.					
	No listings were found for 503 N. Broad Ave.					
	According to the EDR 1940 Chain of Title, the title was vested in:					
	 Tony K. and Sally McIver prior to June 8, 1952; 					
	 William R. Armstrong and Grace E. Armstrong from June 8, 1952 to July 27, 1966; 					
CHAIN OF TITLE	Grace E. Armstrong from July 27, 1966 to March 30, 1967;					
CHAIN OF TITLE	 Nelms Corp. from March 30, 1967 to June 6, 1973; 					
	 Milton A. Nelms and Byards G. Nilsson from June 6, 1973 to October 2, 1974; and 					
	City of Los Angeles (through a Stipulation for Judgement and Final Order of Condemnation) from October 2, 1974 to the					
	present.					

TABLE 6 SITE INFORMATION SHEET FOR WH-6

	The following records pertaining to WH-6 were found: • A record dated September 8, 2002 reported an order to remove vegetation, trash and debris from the premises. The owner was listed as the City of Los Angeles Harbor Department property management.
LADBS RECORDS	 A record dated September 14, 2004 reported an order to remove rubbish, trash and debris from the premises. The owner was listed as the City of Los Angeles Harbor Department property management. A pro-active code enforcement record dated September 30, 2014. The 2002 and 2004 records list the current owner's address as City of Los Angeles Harbor Department property management,
	PO Box 151 San Pedro, CA 90733.
RADIUS MAP	A review of nearby facilities identified in the Radius Map Report was conducted. According to the information provided by EDR in the Radius Map Report, no identified facilities appear to be of environmental concern to the subject site.
ENVIRONMENTAL LIENS & AULS	No environmental liens or AULs found.
FINDINGS	The site is currently owned by the City of Los Angeles, which aquired the title deed on October 2, 1974. The subject site is currently vacant land with small, recently-planted trees. According to historical and other records, historical use of the site included a store in at least 1969, a building in at least 1972, and a squatter trailer from at least 2010 to at least 2014. Site reconnaissance was performed on April 8, 2015 from public right-of-ways because site access was not provided, and no issues of environmental concern were noted. The site is not identified as being currently evaluated by the State of California, local or federal government, for remedial action under CERCLA or any other environmental regulations. Review of available public information did not identify any potential concerns with regard to off-site properties.
OPINION	No issues of environmental concern were found during this environmental assessment.
CONCLUSIONS/ RECOMMENDATIONS	No further investigation is recommended for continued use of the property in its current condition.

Appendix B Photo Logs





Photograph No. 1: View of the site from Broad Avenue, facing west.



Photograph No. 2: View of the site, facing east.





Photograph No. 3: View of the western half of the site from E. "E" Street, facing northwest.



Photograph No. 4: View of the western portion of the site, where a trailer was located prior to the site being fenced.





Photograph No. 5: Sign in the middle of the southern boundary fence stating the property is owned by the City of Los Angeles.

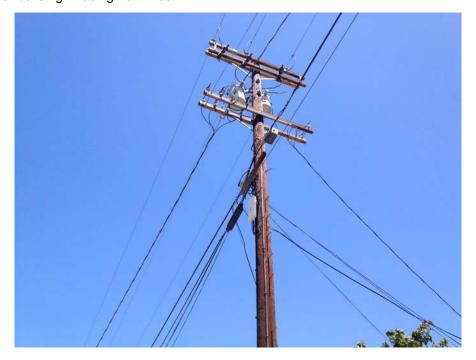


Photograph No. 6: View along the northern boundary of the site, facing east.





Photograph No. 7: View of the eastern end of the site, with the northern adjacent multi-family residential building. Facing northwest.



Photograph No. 8: A double pole-mounted transformer is located just outside of the northwest corner of the site.





Photograph No. 9: View to the east of the site, across Broad Avenue.



Photograph No. 10: View to the south of the site, across E. "E" Street.





Photograph No. 11: View of the alley to the west of the site, facing north. The site's west end fence is pictured in the right foreground of the photograph.



Photograph No. 12: View to the west of the site, across the alley.





Photograph No. 13: View of the alley to the west of the site, facing north. The site's west end fence is pictured in the right foreground of the photograph.



Photograph No. 14: View of the site on September 6, 2014, showing the state of the site prior to the City fencing it and planting trees. This photo was collected during Tetra Tech's original field visit for the Proposal.

Appendix C

Phase I ESA User Questionnaires

Site Assessments, the "user" of the a qualify for Landowner Liability Protect	uiry (AAI, 40 CFR ssessment must pr ctions (LLPs) offer ional information y	rovide the following informed by the Small Business I	nation, if available, to the liability Relief and Brown	ce on conducting Phase I Environmental e environmental professional in order to fields Revitalization Act of 2001. Please his information could result in a determi-	e
(1) Environmental cleanup liens that Did a search of recorded land title recoagainst the property under federal, trib	ords (or judicial rec	cords where appropriate, se		ny environmental liens filed or recorded	
☐ Yes	⊠ No	Search not p	eformed.		
If yes, please explain:					
Note 1 – In certain jurisdictions, federarecords rather than in land title records	. In such cases jud	icial records must be search	ned for environmental lien	s and AULs.	
(2) Activity and use limitations that 312.26(a)(1)(v) and (vi)). Did a search of recorded land title recoland use restrictions or institutional contribal, state or local law?	ords (or judicial rec	cords where appropriate, se	e Note 1 above) identify a	ny AULs, such as engineering controls,	
Yes	\boxtimes No	Search not prefor	med.		
If yes, please explain:					
(3) Specialized knowledge or experied Do you have any specialized knowledge business as the current or former occur and processes used by this type of business.	ge or experience re pants of the proper	lated to the property or nea	rby properties? For examp	ole, are you involved in the same line of ecialized knowledge of the chemicals	
☐ Yes	⊠ No				
If yes, please explain:					
(4) Relationship of the purchase price Does the purchase price being paid for have you considered whether the lower	this property reason	onably reflect the fair mark	et value of the property? I:	f you conclude that there is a difference,	
Please discuss: Unknown					
(5) Commonly known or reasonably Are you aware of commonly known or identify conditions indicative of releas (a) Do you know the past uses of the p (b) Do you know of specific chemicals (c) Do you know of spills or other chei (d) Do you know of any environmenta	reasonably ascerts es or threatened re roperty? s that are present of mical releases that	ainable information about the leases? For example, aronce were present at the phave taken place at the pro-	he property that would hell roperty? perty?	p the environmental professional to	
Yes	∑ _{No}	v materi properti	y.		
If yes, please explain:	ĭ №0				
(6) The degree of obviousness of the by appropriate investigation (40 CF) Based on your knowledge and experie tamination at the property?	R 312.31).			e ability to detect the contamination the presence or likely presence of con-	
Yes	\boxtimes_{N_0}		,		
If yes, please explain:			/_		
		////	1/_	3-11-15	
Nuna Tersibashian	/ <u>-</u>	I/ und			
Print Name	C	Signature		Date	

Appendix D

Topographic Maps

Wilmington

Neptune Ave/Opp St Wilmington, CA 90744

Inquiry Number: 4201966.4

February 09, 2015

EDR Historical Topographic Map Report



EDR Historical Topographic Map Report

Environmental Data Resources, Inc.s (EDR) Historical Topographic Map Report is designed to assist professionals in evaluating potential liability on a target property resulting from past activities. EDRs Historical Topographic Map Report includes a search of a collection of public and private color historical topographic maps, dating back to the early 1900s.

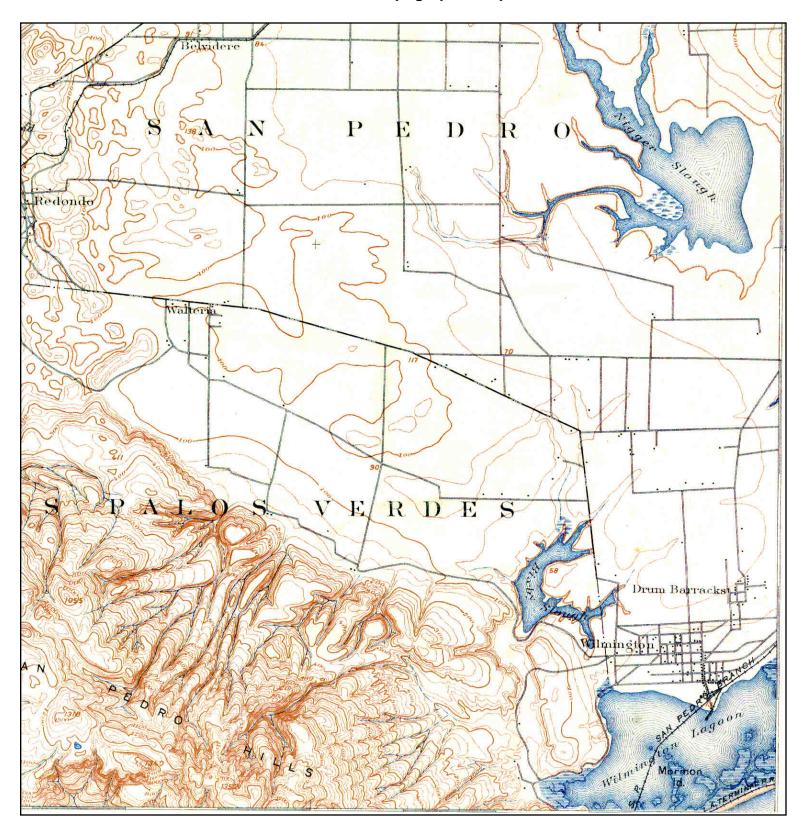
Thank you for your business.
Please contact EDR at 1-800-352-0050 with any questions or comments.

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TARGET QUAD

NAME: REDONDO

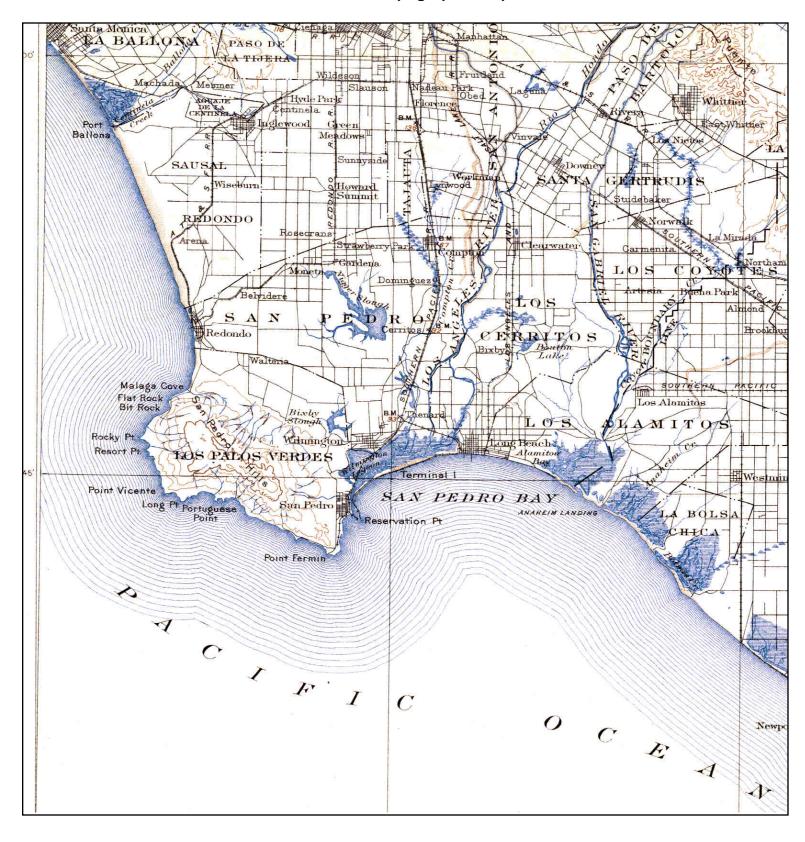
MAP YEAR: 1896

SERIES: 15 SCALE: 1:62500 SITE NAME: Wilmington

ADDRESS: Neptune Ave/Opp St

Wilmington, CA 90744

LAT/LONG: 33.7832 / -118.2691



NAME: SC

NAME: SOUTHERN CA SHEET 1

MAP YEAR: 1901

SERIES: 60

SCALE: 1:250000

SITE NAME: Wilmington

ADDRESS: Neptune Ave/Opp St

Wilmington, CA 90744

LAT/LONG: 33.7832 / -118.2691





TARGET QUAD

NAME: WILMINGTON

MAP YEAR: 1925

SERIES: 6

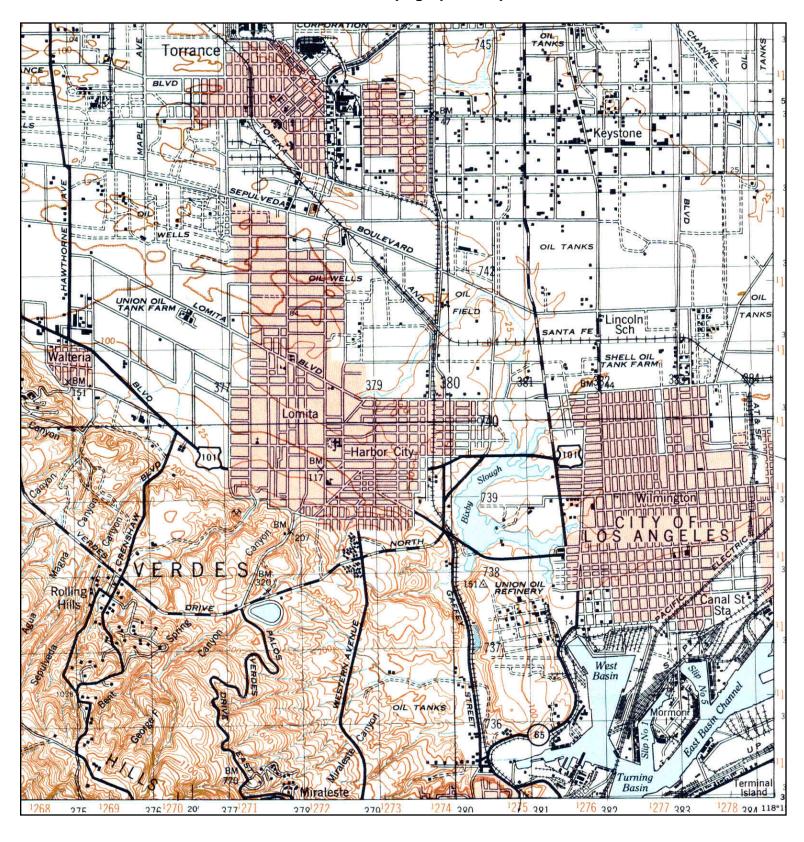
SCALE: 1:24000

SITE NAME: Wilmington

ADDRESS: Neptune Ave/Opp St

Wilmington, CA 90744

LAT/LONG: 33.7832 / -118.2691





TARGET QUAD

NAME: REDONDO

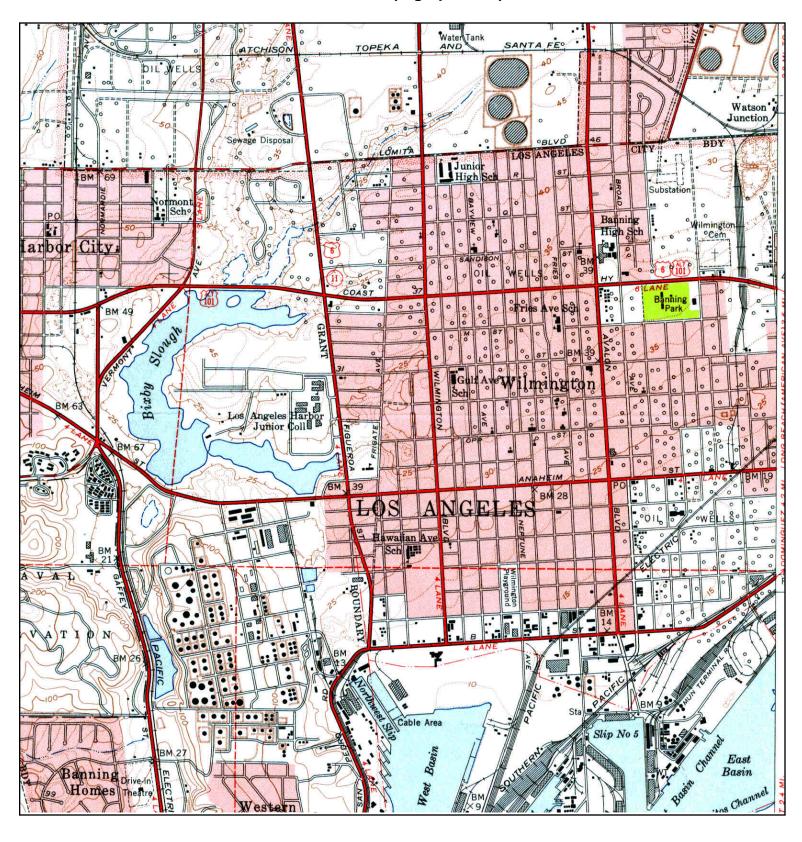
MAP YEAR: 1948

SERIES: 15 SCALE: 1:50000 SITE NAME: Wilmington

ADDRESS: Neptune Ave/Opp St

Wilmington, CA 90744

LAT/LONG: 33.7832 / -118.2691





TARGET QUAD

NAME: TORRANCE

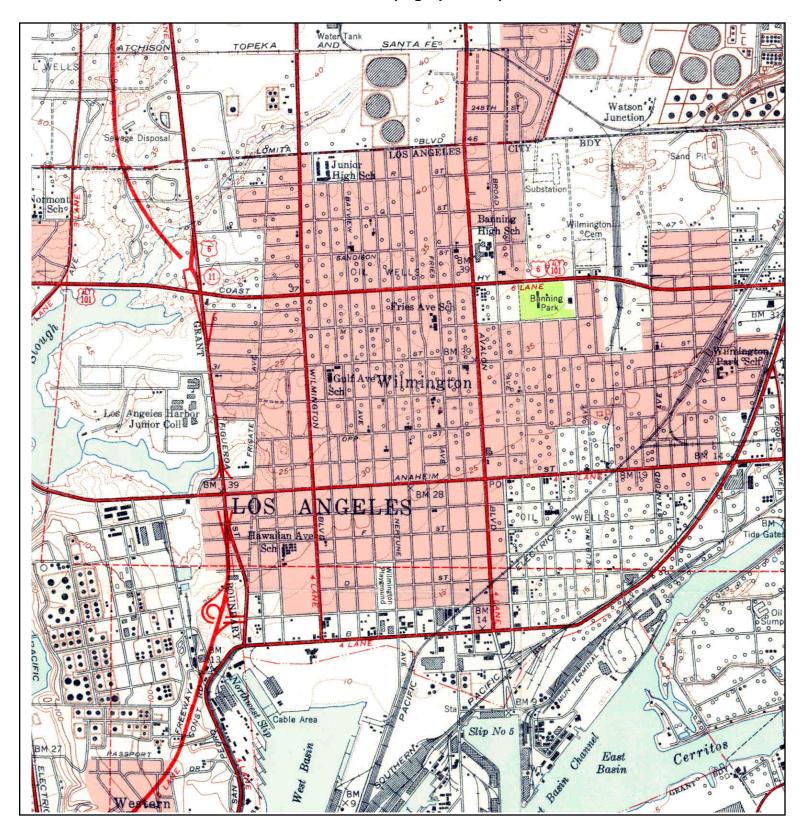
MAP YEAR: 1951

SERIES: 7.5 SCALE: 1:24000 SITE NAME: Wilmington

ADDRESS: Neptune Ave/Opp St

Wilmington, CA 90744

LAT/LONG: 33.7832 / -118.2691





TARGET QUAD

NAME: LONGBEACH VICINITY

20F3

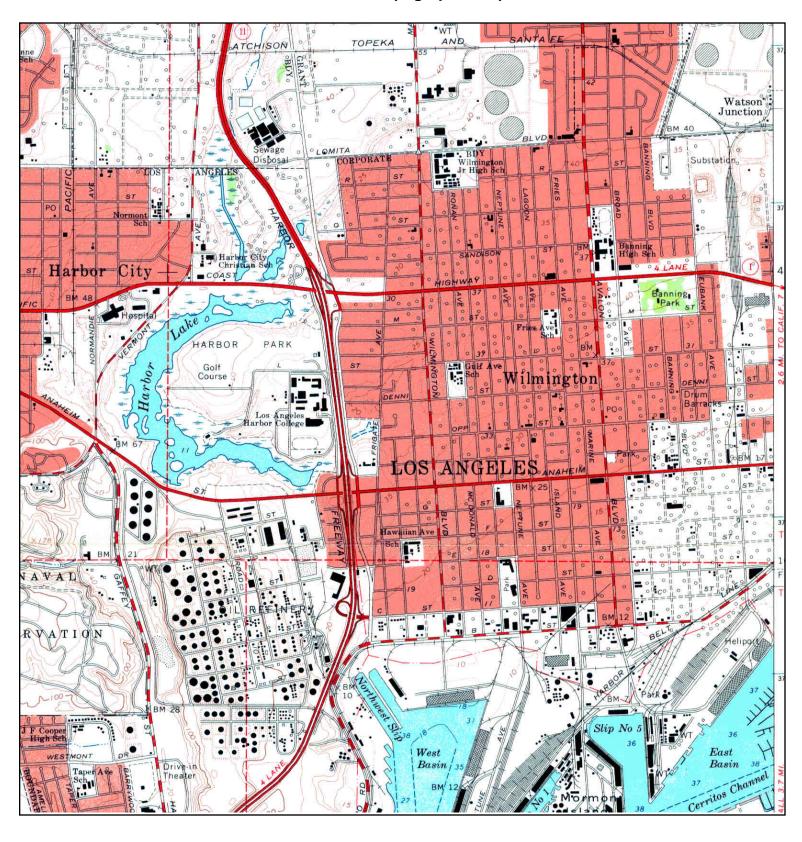
MAP YEAR: 1951

SERIES: 7.5 SCALE: 1:24000 SITE NAME: Wilmington

ADDRESS: Neptune Ave/Opp St

Wilmington, CA 90744

LAT/LONG: 33.7832 / -118.2691



N A TARGET QUAD

NAME: TORRANCE

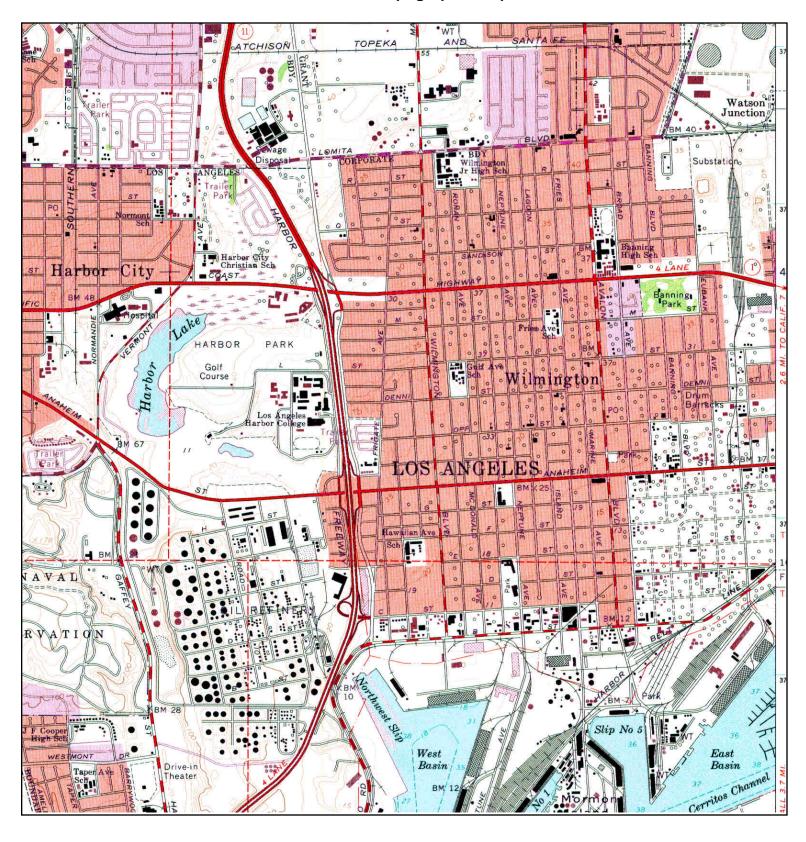
MAP YEAR: 1964

SERIES: 7.5 SCALE: 1:24000 SITE NAME: Wilmington

ADDRESS: Neptune Ave/Opp St

Wilmington, CA 90744

LAT/LONG: 33.7832 / -118.2691



N A TARGET QUAD

NAME: TORRANCE

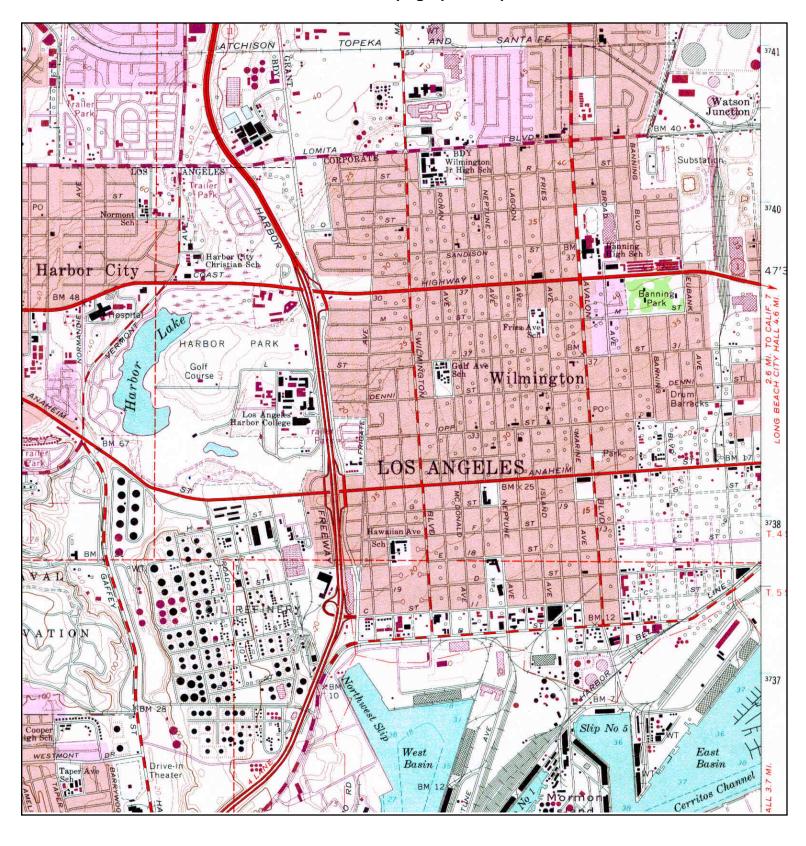
MAP YEAR: 1972

PHOTOREVISED FROM: 1964

SERIES: 7.5 SCALE: 1:24000 SITE NAME: Wilmington

ADDRESS: Neptune Ave/Opp St

Wilmington, CA 90744 LAT/LONG: 33.7832 / -118.2691





TARGET QUAD

NAME: TORRANCE

MAP YEAR: 1981

PHOTOREVISED FROM: 1964

SERIES: 7.5 SCALE: 1:24000 SITE NAME: Wilmington

ADDRESS: Neptune Ave/Opp St

Wilmington, CA 90744

LAT/LONG: 33.7832 / -118.2691

Appendix E Historical Aerial Photographs

RADIUS MAP REVIEW
WH-6 - E STREET SITE PROPERTY
121 E. "E" ST./503 N. BROAD AVE.
LOS ANGELES, CA 90744
APN 7418-006-900

Distance from TP	EDR Radius Map Cluster ID	Facility Name	Facility Address	Databases	Details	Opinion	REC
arget Prope	erty (TP)						
findings							
orthwest	T	Patino Auto Repair	513 Broad	CA HAZNET	2003, 2011-2013	No apparent environmental concern	No
<1/8 mile	CZ	i atino Auto Repair	Wilmington, Ca 90744		2003, 2011-2013	no apparon ormonimental concom	
< 1/0 111116	CZ.	Sea Farer's International	510 Broad Ave.	CA HAZNET	2000	No apparent environmental concern	No
		Union City of LA General	Wilmington, Ca 90744 544 N. Avalon	CA HAZNET	1997	No apparent environmental concern	No
		Services	Wilmington, Ca 90744	OATIAZNET	1337	но арраген енигонненка сопсет	140
<1/8 mile	СК	Petes Tire Hauling	505 N. Avalon Blvd.	CA HAULERS	Generator, registered hauler.	No apparent environmental concern	No
		RG Sales	Wilmington, Ca 90744 505 N. Avalon Blvd.	CA HAZNET	1995	No apparent environmental concern	No
		NO dales	Wilmington, Ca 90744	OATIAZNET	1335	но арраген енигонненка сопсет	140
1/8 mile	CA	West Coast Aerospace	516 N. Marine Ave.	CA HAZNET	2010-2012	No apparent environmental concern	No
		Wilmington Town Lot	Wilmington, Ca 90744 611 Broad	CA NPDES CA SLIC	Active since 2008 Completed- case closed 1998.	No apparent environmental concern No apparent environmental concern	No No
		#358	Wilmington, Ca 90744	CA SLIC REG 4	No further action required. TPH.	No apparent environmental concern	No
		Wilmington Town Lot	612 Broad	CA SLIC	Completed- case closed 2000.	No apparent environmental concern	No
1/8 mile	CH	#367	Wilmington, Ca 90744	CA SLIC REG 4	No further action required. TPH.	No apparent environmental concern	No No
		Wilmington Town Lot #366	610 Broad Wilmington, Ca 90744	CA SLIC CA SLIC REG 4	Completed- case closed 2000. No further action required, TPH.	No apparent environmental concern No apparent environmental concern	No No
		Mesa Transportation	222 E. F St.	FINDS	No details	No apparent environmental concern	No
	ļ	Control Body M.	Wilmington, Ca 90744	DODA 000	4000 as deletes found	No opposed on description	
		Central Body Works	645 N. Avalon Blvd. Wilmington, Ca 90744	RCRA-SQG FINDS	1986, no violations found. No details	No apparent environmental concern No apparent environmental concern	No No
				CA HAZNET	1999-2002, 2004	No apparent environmental concern	No
		J.L. Meeks Service Station		CA LUST	Completed- case closed 1997.	No apparent environmental concern	No
1/4 mile	BS	John L Meek Construction	Wilmington, Ca 90744 600 N. Avalon Blvd.	CA HAZNET	1996, 1998, 1999	No apparent environmental concern	No
1/4 mile	ь	Co	Wilmington, Ca 90744	CA HAZNET	1996, 1998, 1999	No apparent environmental concern	INO
		Wilmington Energy	600 N. Avalon Blvd.	CA HIST UST	Gas station, 4 USTs	No apparent environmental concern	No
		Company	Wilmington, Ca 90744	CA SWEEPS UST	4 USTs	No apparent environmental concern	No
				LA Co. Site Mitigation CA FID UST	Entered 5/11/2014 Active	No apparent environmental concern No apparent environmental concern	No No
1/4 mile	270	John Rademacher	633 N. Marine Ave.	FINDS	No details	No apparent environmental concern	No
1/4 mile	270		Wilmington, Ca 90744				
		[no facility name provided]	640 N. Fries Ave. Wilmington, Ca 90744	CA CHMIRS	2013- release of 250-300 pounds of anhydrous ammonia.	No apparent environmental concern	No
		Ralph's Forklift & Repair	618 N. Fries St.	CA HAZNET	1998	No apparent environmental concern	No
1/4 mile	BA		Wilmington, Ca 90744				
.,	5,1	Wilmington Town Lot	616 Fries	CA SLIC	Completed, case closed 2000.	No apparent environmental concern	No No
		#356 Rafa's Auto Body & Auto	Wilmington, Ca 90744 618 N. Fries Ave.	CA SLIC REG 4 CA HAZNET	No further action required. TPH. 2012, 2013	No apparent environmental concern No apparent environmental concern	No
		Repair	Wilmington, Ca 90744				
		Silas Inc	129 E. G St.	FINDS	No details	No apparent environmental concern	No
		Wilmington Town Lot	Wilmington, Ca 90744 828 Broad	CA SLIC	Completed- case closed 2000.	No apparent environmental concern	No
		#359	Wilmington, Ca 90744	CA SLIC REG 4	No further action required. TPH.	No apparent environmental concern	No
		Well #740	Broad St. & G St.	ERNS	1987 spill of 20 barrels of salt water to land.	No apparent environmental concern	No
1/4 mile	BR	Calco Recycling Inc	Wilmington, Ca 90744 225 E St.	FINDS	No details	No apparent environmental concern	No
1/4 111116	BK.	Calco Recycling Inc	Wilmington, Ca 90744	FINDS	INO details	No apparent environmental concern	INO
		Allco Recycling	225 E St.	RCRA-SQG	1986, no violations found.	No apparent environmental concern	No
		California Cotton	Wilmington, Ca 90744	FINDS FINDS	No details	No apparent environmental concern No apparent environmental concern	No No
		Fumigating	222 E. G St. Wilmington, Ca 90744	CA EMI	For air pollutants. 1993, 1995-2001	No apparent environmental concern No apparent environmental concern	No
	<u> </u>			CA HAZNET	2007	No apparent environmental concern	No
1/4 mile	AX	Wilmington Town Lot	715 N. Marine Ave.	CA SLIC	Completed, case closed 1999.	No apparent environmental concern	No
	1	#355 El Terco Tires	Wilmington, Ca 90744 732 N. Fries Ave.	CA SLIC REG 4 CA HAULERS	No further action required. TPH. Generator, end use, registered hauler.	No apparent environmental concern No apparent environmental concern	No No
1/4 mile		L. 10100 11103	Wilmington, Ca 90744			но аррагон опуношнента сонсен	
1/4 mile	AM	Sepor Inc.	718 N. Fries Ave.	CA HAZNET	2013	No apparent environmental concern	No
	1	Wilmington Town Lot	Wilmington, Ca 90744 709 Island	CA SLIC	Completed, case closed 2000.	No apparent environmental concern	No
474 11		#351	Wilmington, Ca 90744	CA SLIC REG 4	No further action required. TPH.	No apparent environmental concern No apparent environmental concern	No
1/4 mile	Al	Wilmington Town Lot	420 G	CA SLIC	Completed, case closed 1997.	No apparent environmental concern	No
	1	#381	Wilmington, Ca 90744	CA SLIC REG 4	No further action required. TPH.	No apparent environmental concern	No
		Wilmington Town Lot #294	817 & 821 Marine Wilmington, Ca 90744	CA SLIC CA SLIC REG 4	Completed, case closed 1999. No further action required, TPH.	No apparent environmental concern No apparent environmental concern	No No
			227 W. Anaheim St.	CA HAZNET	2004 for asbestos containing waste, other organic solids & ta	No apparent environmental concern	No
		Corp	Wilmington, Ca 90744				
		Chem Carriers Inc	226 W. Anaheim St. Wilmington, Ca 90744	FINDS	No details	No apparent environmental concern	No
1/2 mile	AG	Home Savings of America	822 N. Marine Ave.	CA HAZNET	1996 for other organic solids.	No apparent environmental concern	No
		go or runorioa	Wilmington, Ca 90744				
		Tom's Burgers #1,	201 W. Anaheim St.	CA EMI	1990	No apparent environmental concern	No
		Evangelos Kar	Wilmington, Ca 90744 166 W. Anaheim St.	CA CHMIRS	2010 refinery release of sulfur dioxide by Conoco Phillips.	No apparent environmental concern	No
		[no facility name provided]	Wilmington, Ca 90744	CA CHIVIRS	2010 reiniery release of sulfur dioxide by Corloco Phillips.	но аррагент енупоннента сонсент	INO

WH-6 - Page 1 of 3 LA Phase I ESA - Wilmington Sites

RADIUS MAP REVIEW
WH-6 - E STREET SITE PROPERTY
121 E. "E" ST./503 N. BROAD AVE.
LOS ANGELES, CA 90744
APN 7418-006-900

	EDR Radius Map Cluster ID	Facility Name	Facility Address	Databases	Details	Opinion	REC
		Car Aroma Supply	412 W. Anaheim St.	CA EMI	1987, 1990	No apparent environmental concern	No
			Wilmington, Ca 90744	CA HAZNET	1996, 1997, 2006, 2009, 2012	No apparent environmental concern	No
1/2 mile	61			CA NPDES	Active since 1998	No apparent environmental concern	No
				CA WDS	Facility that treats and/or disposes of wastes	No apparent environmental concern	No
				FINDS	No details	No apparent environmental concern	No
		Wilmington Town Lot	329 Anaheim	CA SLIC REG 4	No further action required. TPH.	No apparent environmental concern	No
		#312	Wilmington, Ca 90744			•	
		Kragen Auto Parts #4012	329 W. Anaheim St.	FINDS	No details	No apparent environmental concern	No
			Wilmington, Ca 90744	CA HAZNET	2007, 2008, 2009, 2013	No apparent environmental concern	No
		International Technology	336 W. Anaheim St.	CA LUST	Completed- case closed 1996. Diesel to groundwater.	No apparent environmental concern	No
		Corp	Wilmington, Ca 90744	CA HAZNET	1999	No apparent environmental concern	No
		Food 4 Less #760	336 W. Anaheim St.	CA HAZNET	2013	No apparent environmental concern	No
			Wilmington, Ca 90744			.,	
		Ecology Control Industries		RCRA-TSDF	1980, 1996, 1998. Violations in 1988, 1989, 1992.	No apparent environmental concern	No
			Wilmington, Ca 90744	CERC-NFRAP	Not on the NPL. Deferred to RCRA. Lead confirmed.	No apparent environmental concern	No
			3,	CORRACTS	Facility or area was assigned a low corrective action priority.	No apparent environmental concern	No
	_			RCRA-SQG	No violations	.,	
/2 mile	R	1	1	FINDS	No details	No apparent environmental concern	No
				CA FID UST	Active	No apparent environmental concern	No
				CA HIST UST	11 USTs for IT Corporation	No apparent environmental concern	No
				CA SWEEPS UST	Active since 1988	No apparent environmental concern	No
	1	1	1	LA Co. Site Mitigation	Entered 5/11/2014	No apparent environmental concern	No
				CA ENVIROSTOR	Potential COC = aqueous solution with metals.	No apparent environmental concern	No
	1	Rapid Gas #6	305 W. Anaheim St.	CA LUST	Completed- case closed 2008.	No apparent environmental concern	No
	1		Wilmington, Ca 90744	CA HAZNET	2011, 2012, 2013	No apparent environmental concern	No
		United El Segundo, Inc	305 W. Anaheim St.	CA FID UST	Active	No apparent environmental concern	No.
	1	omica Er ocgunati, mc	Wilmington, Ca 90744	CA SWEEPS UST	Active since 1988 - 4 USTs	No apparent environmental concern	No
	1	Richard & Son	305 W. Anaheim St.	CA HIST UST	4 USTs - gas station.	No apparent environmental concern	No.
	1	nasiaia a coll	Wilmington, Ca 90744	ORTHOLOGI	. co.c gas station.	но аррагон опунонненая сонсент	INU
thoact ar	nd Southwest		Willington, Ca 90744				
uileast aii	iu souliiwesi	Inc	Leasur E o	Inon Lond	lean this continue	No second surface estal second	No
		Phoenix Marine Services,	125 W. E St.	RCRA-SQG	1996, no violations found.	No apparent environmental concern	
		Inc	Wilmington, Ca 90744	FINDS	No details	No apparent environmental concern	No
1/8 mile	CP	Dominguez Gap Wells	125 W. E St.	CA NPDES	Active since 2006	No apparent environmental concern	No
			Wilmington, Ca 90744				
		Wilmington Town Lot	124 W. E St.	CA SLIC	Completed, case closed 2000.	No apparent environmental concern	No
		#440	Wilmington, Ca 90744				
		Vasquez Body Shop	434 N. Avalon Blvd.	CA HAZNET	2009, 2011, 2013	No apparent environmental concern	No
			Wilmington, Ca 90744				
1/8 mile	DD	A & A Machine Shop	426 N. Avalon Blvd.	CA HAZNET	1993	No apparent environmental concern	No
., 00			Wilmington, Ca 90744				
		Avalon Engine Rebuilders	411 N. Avalon Blvd.	RCRA-SQG	1987, no violations found.	No apparent environmental concern	No
			Wilmington, Ca 90744	FINDS	No details	No apparent environmental concern	No
		West Coast Aerospace Inc		CA HAZNET	2013	No apparent environmental concern	No
			Wilmington, Ca 90744	RCRA-LQG	2008, no violations found.	No apparent environmental concern	No
				RCRA-SQG	1996, 2006, no violations found.	No apparent environmental concern	No
				FINDS	Hazardous waste biennial reporter.	No apparent environmental concern	No
				CA NPDES	Active	No apparent environmental concern	No
/8 mile	CC	1	1	CA FID UST	Inactive	No apparent environmental concern	No
				CA SWEEPS UST	No details	No apparent environmental concern	No
	1	Korody-Coyler Corp	220 W. E St.	CA HAZNET	1996	No apparent environmental concern	No
	1		Wilmington, Ca 90744				
	1	Smart Recycling	436 N. Fries Ave.	CA HAZNET	2013	No apparent environmental concern	No
	<u> </u>		Wilmington, Ca 90744	CA NPDES	Active since 2004	No apparent environmental concern	No
		Stan-Dur Steel Products	545 Quay Ave.	CA FID UST	Active	No apparent environmental concern	No
	1	Co LLC	Wilmington, Ca 90744	CA SWEEPS UST	No details	No apparent environmental concern	No
	1	C & G Auto Wrecking	516 Quay Ave.	CA NPDES	Active since 1995	No apparent environmental concern	No
	DO		Wilmington, Ca 90744	CA WDS	Facility treats and/or disposes wastes	No apparent environmental concern	No
/8 mile		System Maintenance	501 Quay Ave.	HMIRS	1998- spill of 6 gal waste hydrogen peroxide >60%	No apparent environmental concern	No
/8 mile				Wilmington, Ca 90744	CA HAZNET	2002	No apparent environmental concern
/8 mile				HMIRS	1993- spill of 1 gal waste flammable liquids.	No apparent environmental concern	No
/8 mile				OA EMI	1987	No annual and annual an	Nο
/8 mile		Korody Colyer Corp	445 Marine Ave.	CA EMI	1907	No apparent environmental concern	
/8 mile		Korody Colyer Corp	445 Marine Ave. Wilmington, Ca 90744			No apparent environmental concern	
/8 mile		Korody Colyer Corp California General Marine		CA HAZNET	2011	,,	No
/8 mile			Wilmington, Ca 90744 440 Marine Ave.	CA HAZNET		No apparent environmental concern	No
/8 mile			Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave.			No apparent environmental concern	No No
/8 mile		California General Marine Sigma Kalon	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744	CA HAZNET	2011	,,	
/8 mile		California General Marine Sigma Kalon	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave.	CA HAZNET	2011 2007	No apparent environmental concern No apparent environmental concern	No
	CV	California General Marine	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave.	CA HAZNET CA HAZNET	2011	No apparent environmental concern	No
	CV	California General Marine Sigma Kalon	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave. Wilmington, Ca 90744	CA HAZNET CA HAZNET FINDS	2011 2007 Criteria and hazardous air pollutant inventory.	No apparent environmental concern No apparent environmental concern No apparent environmental concern No apparent environmental concern	No No
	cv	California General Marine Sigma Kalon West Coast Aerospace Inc	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave. Wilmington, Ca 90744 400 Marine Ave.	CA HAZNET CA HAZNET FINDS CA EMI	2011 2007 Criteria and hazardous air pollutant inventory. 1990, 1995-2001	No apparent environmental concern	No No No
	cv	California General Marine Sigma Kalon West Coast Aerospace Inc	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave. Wilmington, Ca 90744	CA HAZNET CA HAZNET FINDS CA EMI CA EMI	2011 2007 Criteria and hazardous air pollutant inventory. 1990, 1995-2001	No apparent environmental concern No apparent environmental concern No apparent environmental concern No apparent environmental concern	No No No No
	cv	California General Marine Sigma Kalon West Coast Aerospace Inc Vector Aeromotive Daeco Fuels and	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave. Wilmington, Ca 90744 400 Marine Ave. Wilmington, Ca 90744 200 Marine Ave. Wilmington, Ca 90744 201 W. D St.	CA HAZNET CA HAZNET FINDS CA EMI CA EMI CA HAZNET CA FID UST	2011 2007 Criteria and hazardous air pollutant inventory. 1990, 1995-2001 1990 1994, 2002 Active	No apparent environmental concern	No No No No No
	CV	California General Marine Sigma Kalon West Coast Aerospace Inc Vector Aeromotive	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave. Wilmington, Ca 90744 400 Marine Ave. Wilmington, Ca 90744	CA HAZNET CA HAZNET FINDS CA EMI CA EMI CA HAZNET CA FID UST CA UST	2011 2007 Criteria and hazardous air poliutant inventory. 1990, 1995-2001 1990 1994, 2002 Active No details	No apparent environmental concern	No No No No No No
	CV	California General Marine Sigma Kalon West Coast Aerospace Inc Vector Aeromotive Daeco Fuels and	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave. Wilmington, Ca 90744 400 Marine Ave. Wilmington, Ca 90744 200 Marine Ave. Wilmington, Ca 90744 201 W. D St.	CA HAZNET CA HAZNET FINDS CA EMI CA EMI CA HAZNET CA FID UST CA UST CA HIST UST	2011 2007 Criteria and hazardous air pollutant inventory. 1990, 1995-2001 1990, 1995-2001 1994, 2002 Active No details Race gas dealer, 1 UST.	No apparent environmental concern	No No No No No No
	CV	California General Marine Sigma Kalon West Coast Aerospace Inc Vector Aeromotive Daeco Fuels and	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave. Wilmington, Ca 90744 400 Marine Ave. Wilmington, Ca 90744 200 Marine Ave. Wilmington, Ca 90744 201 W. D St.	CA HAZNET CA HAZNET FINDS CA EMI CA EMI CA HAZNET CA FID UST CA UST CA HIST UST CA WEEPS UST	2011 2007 Criteria and hazardous air pollutant inventory. 1990, 1995-2001 1990 1994, 2002 Active No details Race gas dealer, 1 UST. Active, 1 UST.	No apparent environmental concern	No N
	CV	California General Marine Sigma Kalon West Coast Aerospace Inc Vector Aeromotive Daeco Fuels and Engineering Co	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 4340 Marine Ave. Wilmington, Ca 90744 433 Marine Ave. Wilmington, Ca 90744 400 Marine Ave. Wilmington, Ca 90744 201 W. D St. Wilmington, Ca 90744	CA HAZNET CA HAZNET FINDS CA EMI CA EMI CA FID UST CA UST CA HIST UST CA SWEEPS UST CA HEREN	2011 2007 Criteria and hazardous air pollutant inventory. 1990, 1995-2001 1990 1994, 2002 Active No details Race gas dealer, 1 UST. Active, 1 UST. 1998	No apparent environmental concern	No N
	CV	California General Marine Sigma Kalon West Coast Aerospace Inc Vector Aeromotive Daeco Fuels and Engineering Co Wilmington Town Lot	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave. Wilmington, Ca 90744 403 Marine Ave. Wilmington, Ca 90744 400 Marine Ave. Wilmington, Ca 90744 201 W. D St. Wilmington, Ca 90744	CA HAZNET CA HAZNET FINDS CA EMI CA EMI CA HAZNET CA FID UST CA UST CA HIST UST CA SWEEPS UST CA HAZNET CA FID CA MAZNET CA CA SWEEPS UST CA CA SIC	2011 2007 Criteria and hazardous air pollutant inventory. 1990, 1995-2001 1990 1994, 2002 Active No details Race gas dealer, 1 UST. Active, 1 UST. 1998 Completed, case closed 2000.	No apparent environmental concern	No
		California General Marine Sigma Kalon West Coast Aerospace Inc Vector Aeromotive Daeco Fuels and Engineering Co Wilmington Town Lot #439	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave. Wilmington, Ca 90744 403 Marine Ave. Wilmington, Ca 90744 201 W. D St. Wilmington, Ca 90744 201 W. D St. Wilmington, Ca 90744 Wilmington, Ca 90744	CA HAZNET CA HAZNET FINDS CA EMI CA EMI CA HAZNET CA FID UST CA UST CA HIST UST CA HIST UST CA SWEEPS UST CA HAZNET CA SELIC CA SLIC CA SLIC CA SLIC REG 4	2011 2007 Criteria and hazardous air pollutant inventory. 1990, 1995-2001 1990 1994, 2002 Active No details Race gas dealer, 1 UST. Active, 1 UST. 1998 Completed, case closed 2000. No further action required. TPH.	No apparent environmental concern	No No No No No No No No
/8 mile	CV	California General Marine Sigma Kalon West Coast Aerospace Inc Vector Aeromotive Daeco Fuels and Engineering Co Wilmington Town Lot	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave. Wilmington, Ca 90744 403 Marine Ave. Wilmington, Ca 90744 400 Marine Ave. Wilmington, Ca 90744 401 Fries Wilmington, Ca 90744 311 W. D St.	CA HAZNET CA HAZNET FINDS CA EMI CA EMI CA HAZNET CA FID UST CA UST CA HIST UST CA SWEEPS UST CA HAZNET CA FID CA MAZNET CA CA SWEEPS UST CA CA SIC	2011 2007 Criteria and hazardous air pollutant inventory. 1990, 1995-2001 1990 1994, 2002 Active No details Race gas dealer, 1 UST. Active, 1 UST. 1998 Completed, case closed 2000.	No apparent environmental concern	No
1/8 mile 1/8 mile		California General Marine Sigma Kalon West Coast Aerospace Inc Vector Aeromotive Daeco Fuels and Engineering Co Wilmington Town Lot #439	Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 440 Marine Ave. Wilmington, Ca 90744 433 Marine Ave. Wilmington, Ca 90744 403 Marine Ave. Wilmington, Ca 90744 201 W. D St. Wilmington, Ca 90744 201 W. D St. Wilmington, Ca 90744 Wilmington, Ca 90744	CA HAZNET CA HAZNET FINDS CA EMI CA EMI CA HAZNET CA FID UST CA UST CA HIST UST CA HIST UST CA SWEEPS UST CA HAZNET CA SELIC CA SLIC CA SLIC CA SLIC REG 4	2011 2007 Criteria and hazardous air pollutant inventory. 1990, 1995-2001 1990 1994, 2002 Active No details Race gas dealer, 1 UST. Active, 1 UST. 1998 Completed, case closed 2000. No further action required. TPH.	No apparent environmental concern	NA N

WH-6 - Page 2 of 3 LA Phase I ESA - Wilmington Sites

RADIUS MAP REVIEW
WH-6 - E STREET SITE PROPERTY
121 E. "E" ST./503 N. BROAD AVE.
LOS ANGELES, CA 90744
APN 7418-006-900

Distance from TP	EDR Radius Map Cluster ID	Facility Name	Facility Address	Databases	Details	Opinion	REC	
1/4 mile	467	California Nevada	637 Lakme Ave.	CA HAZNET	2001	No apparent environmental concern	No	
		Developments LLC Allevy and Associates	Wilmington, Ca 90744 630 Quay	CA HAZNET	1998	No apparent environmental concern	No	
		Allevy and Associates	Wilmington, Ca 90744	CATIAZNET	1990	по арраген ентионнента сопсен	INU	
		Watson Junction	630 Quay	FINDS	No details	No apparent environmental concern	No	
1/4 mile	DE	T	Wilmington, Ca 90744	OA HATNET				
		Terminal Maintenance Corp	601 N. Quay Ave. Wilmington, Ca 90744	CA HAZNET	2004, 2005	No apparent environmental concern	No	
		Shannon Transport Inc.	401 E. F St.	CA HAZNET	2005	No apparent environmental concern	No	
			Wilmington, Ca 90744			,,		
Southeast								
		Wilmington Town Lot #443	445 Broad Wilmington, Ca 90744	CA SLIC CA SLIC REG 4	Completed- case closed 1999. No further action required. TPH.	No apparent environmental concern No apparent environmental concern	No No	
		Laidlaw Environmental	221 E. D St.	CA SLIC REG 4	1997, 1998, 2003	No apparent environmental concern	No	
		Services	Wilmington, Ca 90744	FINDS	No details	No apparent environmental concern	No	
				CA NPDES	Terminated 2013.	No apparent environmental concern	No	
				CA FID UST	Active	No apparent environmental concern	No	
				CA SWEEPS UST LA Co. Site Mitigation	Active Entered 5/11/2004	No apparent environmental concern No apparent environmental concern	No No	
	1			HMIRS	1995- spill of 8 pounds filter cake due to misplaced gasket.	No apparent environmental concern No apparent environmental concern	No No	
1/8 mile	DL			CA WDS	Facility treats and/or disposes of liquid or semisolid wastes.	No apparent environmental concern	No	
				CA EMI	1990	No apparent environmental concern	No	
		Out Terror	221 E. D St.	CA LUST	Completed- case closed 1994.	No apparent environmental concern	No	
		Swift Transportation	Wilmington, Ca 90744	CA HAZNET	2001, 2011, 2012	No apparent environmental concern	No	
		Maxim Crane Works DBA	221 E. D St.	CA HAZNET	1998, 2000, 2001	No apparent environmental concern	No	
		Anthony Crane	Wilmington, Ca 90744	CA UST	No details	No apparent environmental concern	No	
		IT Transportation Corp	233 E. D St.	CA ENVIROSTOR	1984 referred to RCRA.	No apparent environmental concern	No	
			Wilmington, Ca 90744	CA WMUDS/SWAT	1 WMUDS at facility. Entered 5/11/2004.	No apparent environmental concern No apparent environmental concern	No No	
		[no facility name provided]	221 F. D.St	LA Co. Site Mitigation HMIRS	1995- spill of sulfur from roll-off bin due to loose latches.	No apparent environmental concern	No	
		ino idolity ridino providodj	Wilmington, Ca 90744	Timinto	Todo opin of dallar from for on on on add to lood laterice.			
	DT	IT Transportation Corp	231 E. D St.	CA EMI	1987	No apparent environmental concern	No	
			Wilmington, Ca 90744	RCRA-TSDF	1998, violations in 1988, 1989, 1992.	No apparent environmental concern	No	
1/8 mile				CERCLIS CORRACTS	Site does not qualify for the NPL based on existing informatio 2014-Corrective action process terminated.	No apparent environmental concern No apparent environmental concern	No No	
				FINDS	No details	No apparent environmental concern	No	
				CA NPDES	Terminated 2006.	No apparent environmental concern	No	
				CA HIST UST	9 USTs	No apparent environmental concern	No	
		Pac Anchor	105 0 1	CA ENVIROSTOR CA NPDES	Certified 3/10/2014. Active, 2014.	No apparent environmental concern	No No	
1/8 mile	EI	Transportation Inc	425 Quay Ave. Wilmington, Ca 90744	CA NPDES	ACTIVE, 2014.	No apparent environmental concern	NO	
		Berge's Sales & Service Inc/ Berge's Engines &	302 E. D St. Wilmington, Ca 90744	CA HAZNET	1999, 2004, 2005, 2012	No apparent environmental concern	No	
		Control Systems		0.4.114.791.57				
1/8 mile	EE	Evergreen Coachworks	302 E. D St. Wilmington, Ca 90744	CA HAZNET	2008	No apparent environmental concern	No	
.,,,,,,,,,		Drake Controls-West LLC	302 E. D St. Wilmington, Ca 90744	CA HAZNET	2010	No apparent environmental concern	No	
		Marine Engine Service Inc	302 E. D St. Wilmington, Ca 90744	CA HAZNET	2010-2013	No apparent environmental concern	No	
		Rosel Horn	334 Broad Ave.	CA HAZNET	2002	No apparent environmental concern	No	
		Golten Marine Co Inc/J R	Wilmington, Ca 90744 330 Broad Ave.	CA UST	No details	No apparent environmental concern	No	
1/8 mile	EH	Johns	Wilmington, Ca 90744	CA SWEEPS UST	Active since 1988.	No apparent environmental concern	No	
i/o iiiile	LII			CA FID UST	Active	No apparent environmental concern	No	
				CA LUST	2011	No apparent environmental concern	No No	
					CA LUST CA HIST UST	Completed-case closed. 2012. 1 UST related to machine shop.	No apparent environmental concern No apparent environmental concern	No
		S&W Diesel Inc	330 Lakme	CA HAZNET	1994	No apparent environmental concern	No	
			Wilmington, Ca 90744					
		Exxon	327 Lakme Ave.	CA CHMIRS	1993 spill -15 gallons crude oil.	No apparent environmental concern	No	
		Double Barrel	Wilmington, Ca 90744 302 Lakme Ave.	FINDS	No details	No apparent environmental concern	No	
1/4 mile	EY	Environmental Services	Wilmington, Ca 90744	CA HAZNET	2012, 2013	No apparent environmental concern	No	
		Wilmington Woodworks	318 E. C St.	CA HIST UST	1 UST to fuel facility's trucks.	No apparent environmental concern	No	
		Inc.	Wilmington, Ca 90744	CA FID UST	Inactive	No apparent environmental concern	No	
				CA SWEEPS UST CA WDS	2 USTs Facility treates and/or disposes of liquid or semisolid wastes.	No apparent environmental concern No apparent environmental concern	No No	

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